

18460 PURPLE CREEK LANE LUTZ FL 33549

https://candiscarmichael.com



Under Construction. Under Construction – Exquisite Private Lot in Luxury Boutique Community almost ready for move in! Set against lush conservation land and a serene stream, this home offers a quiet, private setting. Currently under construction, with completion expected by late fall 2026, the Briarwood floor plan offers approximately 3,480 square feet, five bedrooms, 3.5 [...]

- 5 beds
- 4 baths
- Residential
- Single Family Residence
- Active
- 3480 sq ft



Courtesy of

Listing Office: KELLER WILLIAMS ST PETE REALTY

Status: Active

Office ID: MFR260030730

MLS ID: MFRTB8535217



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Phone: 727-888-3292
Email: RealtorCandis@gmail.com



Basics

Bathrooms Full: 3

Date added: Added 3 hours ago

Type: Residential

Bathrooms: 4 baths

Area, sq ft: 3480 sq ft

Year built: 2026

SubdivisionName: SUNSET ESTATES

GarageSpaces: 3

Bathrooms Half: 1

Category: Single Family Residence

Bedrooms: 5 beds

Half baths: 1 half bath

Lot size, sq ft: 44345 sq ft

View: Trees/Woods

ListOfficeName: KELLER WILLIAMS ST PETE REALTY

ListAOR: mfrmls

Location Details

Road Surface Type: Asphalt, Concrete

Middle Or Junior School: Liberty-HB

Elementary School: Lutz-HB

High School: Freedom-HB

Property Features



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Interior Features: Crown Molding, High Ceilings, Kitchen/Family Room Combo, L Dining, Open Floorplan, Other, Solid Surface Counters, Stone Counters, Thermostat, Walk-In Closet(s)

Flooring: Carpet, Tile, Vinyl

Patio And Porch Features: Covered

Attached Garage YN: Yes

Pets Allowed: Cats OK, Dogs OK

Roof: Metal, Shingle

Architectural Style: Other

Vegetation: Mature Landscaping, Oak Trees

Water Source: Well

Cooling: Central Air

Furnished: Unfurnished

Appliances: Cooktop, Dishwasher, Disposal, Microwave, Other, Range, Range Hood, Refrigerator

Laundry Features: Laundry Room, Upper Level

Garage YN: Yes

Garage Spaces: 3

Exterior Features: Hurricane Shutters, Sliding Doors

Security Features: Gated Community

Utilities: BB/HS Internet Available, Cable Available, Sewer Connected, Sprinkler Meter

View: Trees/Woods

Sewer: Septic Tank

Heating: Heat Pump

Lot Features: Conservation Area, Corner Lot, In County, Oversized Lot, Private

Property Details

Subdivision Name: SUNSET ESTATES

Levels: Two

New Construction YN: Yes

Builder Model: Briarwood

Construction Materials: Block

Parcel Number: 033733-0046

Direction Faces: East

Builder Name: Mobley

Foundation Details: Slab

Property Condition: Under Construction

Association Information

Association YN: Yes

Association Fee Frequency: Monthly

Association Fee: 360

Community Features: Street Lights



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Fees&Taxes

Tax Year: 2025 **Tax Legal Description:** E 1/2 OF NE 1/4 OF NE 1/4 LESS PLATTED PORTION
TIMBERLAN SUBDIVISION AND TIMBERLAN 2

Tax Lot: 8

Rooms

Room type	Dimensions	Level	Length	Width
Living Room	15x22	First	22	15
Primary Bedroom	15x22	Second	22	15
Kitchen	12x17	First	17	12
Bonus Room	19x16	Second	16	19

Amenities & Features

- Waterfront available:** No

AttachedGarageYN: Yes

PoolPrivateYN: No

Security Features: Gated Community

ExteriorFeatures: Hurricane Shutters, Sliding Doors

Features: Crown Molding, High Ceilings, Kitchen/Family Room Combo, L Dining, Open Floorplan, Other, Solid Surface Counters, Stone Counters, Thermostat, Walk-In Closet(s)
- GarageYN:** Yes

FireplaceYN: No

Cooling: Central Air

CommunityFeatures: Street Lights

Utilities: BB/HS Internet Available, Cable Available, Sewer Connected, Sprinkler Meter

Amenities: Cooktop, Dishwasher, Disposal, Microwave, Other, Range, Range Hood, Refrigerator

Building Details

ArchitecturalStyle: Other

Heating: Heat Pump

Roof: Metal, Shingle

NewConstructionYN: Yes

Exterior material: Block

Miscellaneous

Ownership: Fee Simple

Other Equipment: Irrigation Equipment

Showing Requirements: 24 Hour Notice, Appointment Only, Call Before Showing, Call Listing Agent

Occupant Type: Vacant

Other Structures: Other



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