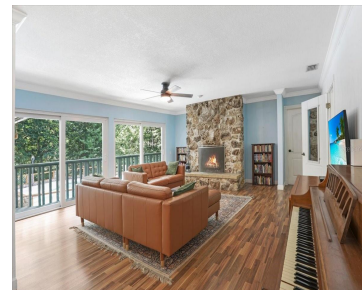


1915 16TH AVENUE GAINESVILLE FL 32605

<https://candiscarmichael.com>



Overlooking a peaceful creek and tucked behind a fully fenced yard, this expansive brick ranch delivers a rare combination of privacy, flexibility, and resort-style outdoor living — all in one of Gainesville’s most convenient locations. At the heart of the home, an open-concept living area anchored by a dramatic stone fireplace flows naturally into the [...]

- 6 beds
- 4 baths
- Residential
- Single Family Residence
- Active
- 3273 sq ft



## Courtesy of

**Listing Office:** REAL BROKER, LLC

**Status:** Active

**Office ID:** MFR805521714

**MLS ID:** MFRGC540569



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Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



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## Description

**Virtual Tour:** <https://www.propertypanorama.com/instaview/stellar/GC540569>

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## Basics

**Bathrooms Full:** 4

**Category:** Single Family Residence

**Bedrooms:** 6 beds

**Half baths:** 0 half baths

**Area, sq ft:** 3273 sq ft

**Year built:** 1968

**ListOfficeName:** REAL BROKER, LLC

**Date added:** Added 2 hours ago

**Type:** Residential

**Bathrooms:** 4 baths

**Floors:** 2 floors

**Lot size, sq ft:** 27878 sq ft

**SubdivisionName:** HILLSIDE

**ListAOR:** mfrmls

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## Location Details

**Township:** 09

**Road Surface Type:** Paved

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## Property Features



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**Interior Features:** Ceiling Fans(s), Dry Bar, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Window Treatments

**Flooring:** Carpet, Luxury Vinyl, Tile

**Pool Private YN:** Yes

**Waterfront YN:** Yes

**Fireplace YN:** Yes

**Carport YN:** Yes

**Exterior Features:** Balcony, Basketball Court, Courtyard, Garden, Lighting, Outdoor Grill, Outdoor Kitchen, Private Entrance, Private Mailbox, Private Yard, Sidewalk, Sliding Doors, Storage

**Utilities:** Electricity Connected, Natural Gas Connected, Public, Sewer Connected, Water Connected

**Sewer:** Public Sewer

**Heating:** Central

**Appliances:** Dishwasher, Disposal, Gas Water Heater, Microwave, Range, Refrigerator, Washer

**Laundry Features:** Outside

**Pool Features:** Deck, In Ground, Lighting

**Waterfront Features:** Creek

**Fireplace Features:** Living Room

**Carport Spaces:** 2

**Roof:** Shingle

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Unfurnished

---

## Property Details

**Subdivision Name:** HILLSIDE

**Levels:** Two

**Foundation Details:** Slab

**Parcel Number:** 09023-003-003

**Direction Faces:** North

**Construction Materials:** Brick

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## Fees&Taxes

**Tax Year:** 2025

**Tax Annual Amount:** \$6,363

**Tax Legal Description:** HILLSIDE PB D-11 LOT 3 BK 4 N & E OF CREEK OR 4605/0256

**Tax Lot:** 3

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## Rooms



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Room type	Level
Kitchen	First
Living Room	First
Primary Bedroom	First

## Amenities & Features

**Waterfront available:** Yes

**AttachedGarageYN:** No

**PoolPrivateYN:** Yes

**ExteriorFeatures:** Balcony, Basketball Court, Courtyard, Garden, Lighting, Outdoor Grill, Outdoor Kitchen, Private Entrance, Private Mailbox, Private Yard, Sidewalk, Sliding Doors, Storage

**Utilities:** Electricity Connected, Natural Gas Connected, Public, Sewer Connected, Water Connected

**Amenities:** Dishwasher, Disposal, Gas Water Heater, Microwave, Range, Refrigerator, Washer

**GarageYN:** No

**FireplaceYN:** Yes

**Cooling:** Central Air

**PoolFeatures:** Deck, In Ground, Lighting

**Features:** Ceiling Fans(s), Dry Bar, Living Room, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Window Treatments

## Building Details

**NewConstructionYN:** No

**Exterior material:** Brick

**Heating:** Central

**Roof:** Shingle

## Miscellaneous



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**Ownership:** Fee Simple

**Occupant Type:** Owner

**Other Equipment:** Basketball Court, Private Entrance, Private Yard

**Showing Requirements:** Supra Lock Box, 24 Hour Notice



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