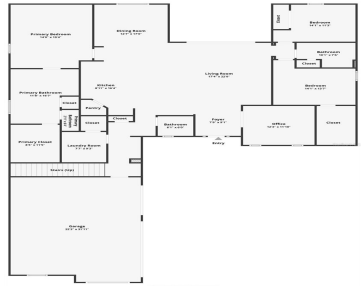


19581 SHELTERED HILL DRIVE BROOKSVILLE FL 34601

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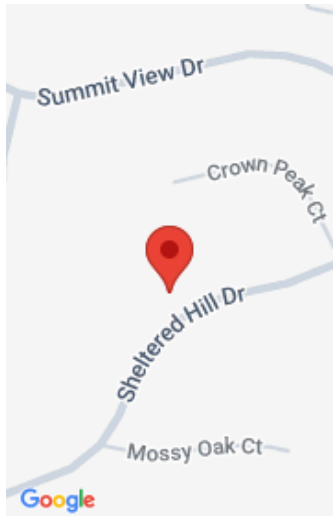


\$799,000



Under Construction. Welcome to your dream home in the most desirable gated community of Southern Hills Plantation Club of Brooksville, meticulously crafted by Coastal Pointe Homes. This exquisite Low Country-style residence embodies luxury and comfort, offering a thoughtfully designed open-concept layout that perfectly blends elegance with modern living. As you enter the home, you're greeted [...]

- 4 beds
- 4 baths
- Residential
- Single Family Residence
- Active
- 2088 sq ft



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Courtesy of

Listing Office: REALTY ONE GROUP SUNSHINE

Status: Active

Office ID: MFR260032920

MLS ID: MFRU8254316

Basics

Bathrooms Full: 3

Date added: Added 11 hours ago

Type: Residential

Bathrooms: 4 baths

Area, sq ft: 2088 sq ft

Year built: 2024

ListOfficeName: REALTY ONE GROUP
SUNSHINE

ListAOR: mfrmls

Bathrooms Half: 1

Category: Single Family Residence

Bedrooms: 4 beds

Half baths: 1 half bath

Lot size, sq ft: 13613 sq ft

SubdivisionName: SOUTHERN HILLS
PLANTATION PH 1

GarageSpaces: 3

Location Details

Township: 23S

Middle Or Junior School: D.S. Parrot Middle

Road Surface Type: Asphalt

High School: Hernando High

Property Features



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Interior Features: Ceiling Fans(s), High Ceilings

Appliances: Convection Oven, Dishwasher, Electric Water Heater, Microwave, Range, Refrigerator

Flooring: Tile, Vinyl

Laundry Features: Laundry Room

Garage YN: Yes

Attached Garage YN: Yes

Garage Spaces: 3

Pets Allowed: Yes

Exterior Features: Irrigation System, Sliding Doors

Roof: Shingle

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

Water Source: Public

Sewer: Public Sewer

Cooling: Central Air

Heating: Natural Gas

Property Details

Subdivision Name: SOUTHERN HILLS PLANTATION PH 1

Parcel Number: R04-223-19-3571-0005-0130

Levels: One

Direction Faces: Northeast

New Construction YN: Yes

Builder Name: Coastal Pointe Homes

Builder Model: CLIO Model

Foundation Details: Slab

Construction Materials: Stucco

Listing Terms: Cash, Conventional, FHA, VA Loan

Property Condition: Under Construction

Association Information

Association YN: Yes

Association Fee: 968

Association Fee Frequency: Quarterly

Fees&Taxes



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Tax Year: 2023

Tax Annual Amount: \$1,771

Tax Other Annual Assessment Amount: 384

Tax Legal Description: SOUTHERN HILLS
PLANTATION PH 1 BLK 5 LOT 13

Tax Lot: 13

Rooms

Room type	Dimensions	Level	Length	Width
Primary Bedroom	19x14	First	14	19
Bedroom 2	11x13.8	First	13.8	11
Bedroom 3	11x11.3	First	11.3	11
Great Room	19x16	First	16	19
Kitchen	19x13	First	13	19
Balcony/Porch/Lanai	12x16	First	16	12
Bonus Room	23.2x11.1	Second	11.1	23.2
Den	11.4x12.4	First	12.4	11.4

Amenities & Features



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Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

ExteriorFeatures: Irrigation System, Sliding Doors

Features: Ceiling Fans(s), High Ceilings

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

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

Amenities: Convection Oven, Dishwasher, Electric Water Heater, Microwave, Range, Refrigerator

Building Details

NewConstructionYN: Yes

Exterior material: Stucco

Heating: Natural Gas

Roof: Shingle

Miscellaneous

Ownership: Fee Simple **Disclosures:** HOA/PUD/Condo Disclosure

Occupant Type: Vacant **Showing Requirements:** 24 Hour Notice, Appointment Only, Call Before Showing, See Remarks



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