

20749 AUBURN LEAF TRAIL LAND O LAKES FL 34638

<https://candiscarmichael.com>



Welcome to your new home in the beautiful gated community of Lake Talia, offering so many wonderful extras for your family to enjoy. Park with covered playground and pavilion, plus basketball court and other common areas on lakes with benches to reflect on the quiet and beauty of this special neighborhood. Extra bonus - NO [...]

- 4 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2755 sq ft



Courtesy of

Listing Office: EXP REALTY LLC

Status: Active

Office ID: MFR261010944

MLS ID: MFRTB8372702



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/TB8372702>

Basics

Bathrooms Full: 3

Category: Single Family Residence

Bedrooms: 4 beds

Half baths: 0 half baths

Area, sq ft: 2755 sq ft

Year built: 2008

ListOfficeName: EXP REALTY LLC

ListAOR: mfrmls

Date added: Added 3 hours ago

Type: Residential

Bathrooms: 3 baths

Floors: 1 floor

Lot size, sq ft: 13232 sq ft

SubdivisionName: LAKE TALIA PH 02

GarageSpaces: 3

Location Details

Township: 26S

Road Surface Type: Asphalt

Elementary School: Connerton Elem **Middle Or Junior School:** Pine View Middle-PO

High School: Land O' Lakes High-PO

Property Features



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Interior Features: Ceiling Fans(s), Crown Molding, Open Floorplan, Solid Wood Cabinets, Split Bedroom, Stone Counters, Walk-In Closet(s)

Flooring: Carpet, Luxury Vinyl

Fireplace YN: Yes

Garage YN: Yes

Garage Spaces: 3

Carport Spaces: 5

Exterior Features: Private Mailbox, Sidewalk

Utilities: Cable Available, Cable Connected, Electricity Available, Electricity Connected, Phone Available, Public, Sewer Available, Sewer Connected, Water Available, Water Connected

Sewer: Public Sewer

Heating: Central

Appliances: Dishwasher, Disposal, Dryer, Exhaust Fan, Microwave, Range Hood, Refrigerator, Washer

Laundry Features: Electric Dryer Hookup, Inside, Laundry Room, Washer Hookup

Fireplace Features: Decorative

Attached Garage YN: Yes

Carport YN: Yes

Pets Allowed: Yes

Roof: Shingle

Water Source: Public

Cooling: Central Air

Property Details

Subdivision Name: LAKE TALIA PH 02

Levels: One

Foundation Details: Slab

Listing Terms: Cash, Conventional, FHA, VA Loan

Parcel Number: 18-26-14-007.0-014.00-005.0

Direction Faces: West

Construction Materials: Block, Stucco

Association Information

Association YN: Yes

Association Fee Frequency: Quarterly

Association Fee: 301

Fees&Taxes



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Tax Year: 2024

Tax Annual Amount:
\$3,544

Tax Legal Description: LAKE TALIA PHASE 2 PB 61 PG 001
BLOCK 14 LOT 5 OR 7780 PG 1096

Tax Lot: 5

Rooms

Room type	Level
Primary Bedroom	First
Primary Bathroom	First
Bedroom 1	First
Bedroom 2	First
Bedroom 3	First
Dining Room	First
Living Room	First
Family Room	First
Dinette	First
Kitchen	First



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Amenities & Features

Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

ExteriorFeatures: Private Mailbox, Sidewalk

Features: Ceiling Fans(s), Crown Molding, Decorative, Open Floorplan, Solid Wood Cabinets, Split Bedroom, Stone Counters, Walk-In Closet(s)

GarageYN: Yes

FireplaceYN: Yes

Cooling: Central Air

Utilities: Cable Available, Cable Connected, Electricity Available, Electricity Connected, Phone Available, Public, Sewer Available, Sewer Connected, Water Available, Water Connected

Amenities: Dishwasher, Disposal, Dryer, Exhaust Fan, Microwave, Range Hood, Refrigerator, Washer

Building Details

NewConstructionYN: No

Exterior material: Block, Stucco

Heating: Central

Roof: Shingle

Miscellaneous

Ownership: Fee Simple

Other Equipment: Irrigation Equipment

Occupant Type: Owner

Showing Requirements: Gate Code Required, Lock Box Electronic-CBS Code Required, ShowingTime



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