

# 2268 PRINCE CHARLES COURT SPRING HILL FL 34606

<https://candiscarmichael.com>



\$515,000



2268 Prince Charles Ct, Spring Hill, FL 34606 | Offered at \$515,000 | Rarely does a property of this caliber become available within the Timber Pines community, and when it does, buyers take notice. Built in 1996 and meticulously maintained, this residence is perfectly positioned within Timber Pines — one of Hernando County’s most sought-after [...]

- 3 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2509 sq ft



## Courtesy of

**Listing Office:** FUTURE HOME REALTY INC

**Status:** Active

**Office ID:** MFR260011623

**MLS ID:** MFRW7886551



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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/W7886551>

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## Basics

**Bathrooms Full:** 3

**Category:** Single Family Residence

**Bedrooms:** 3 beds

**Half baths:** 0 half baths

**Area, sq ft:** 2509 sq ft

**Year built:** 1996

**ListOfficeName:** FUTURE HOME REALTY INC

**ListAOR:** mfrmls

**Date added:** Added 2 hours ago

**Type:** Residential

**Bathrooms:** 3 baths

**Floors:** 1 floor

**Lot size, sq ft:** 13440 sq ft

**SubdivisionName:** TIMBER PINES

**GarageSpaces:** 3

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## Location Details

**Township:** 23S

**Road Surface Type:** Paved

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## Property Features



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**Interior Features:** Ceiling Fans(s)

**Flooring:** Carpet, Ceramic Tile, Tile

**Pool Private YN:** Yes

**Fireplace YN:** Yes

**Garage YN:** Yes

**Garage Spaces:** 3

**Exterior Features:** Awning(s)

**Security Features:** Gated Community

**Utilities:** Cable Available, Electricity Available, Phone Available

**Sewer:** Public Sewer

**Heating:** Central

**Lot Features:** Cul-De-Sac, Near Golf Course

**Appliances:** Dishwasher, Microwave, Range, Refrigerator

**Laundry Features:** Laundry Room

**Pool Features:** In Ground

**Fireplace Features:** Living Room

**Attached Garage YN:** Yes

**Pets Allowed:** Cats OK, Dogs OK

**Roof:** Shingle

**Window Features:** Drapes

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Unfurnished

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## Property Details

**Subdivision Name:** TIMBER PINES

**Levels:** One

**Foundation Details:** Block, Slab

**Listing Terms:** Cash, Conventional, FHA, VA Loan

**Parcel Number:** R22-223-17-6430-0000-0130

**Direction Faces:** West

**Construction Materials:** Block, Concrete, Stucco

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## Association Information

**Association YN:** Yes

**Association Fee:** 332

**Association Fee Frequency:** Monthly

**Association Fee Includes:** Guard - 24 Hour, Cable TV, Common Area Taxes, Pool, Insurance, Maintenance Grounds, Recreational Facilities, Security

**Association Amenities:** Clubhouse, Gated

**Community Features:** Buyer Approval Required, Clubhouse, Deed Restrictions, Dog Park, Fitness Center, Gated Community - Guard, Golf Carts OK, Golf, Pool, Restaurant, Sidewalks, Tennis Court(s)



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## Fees&Taxes

**Tax Year:** 2025

**Tax Legal Description:** TIMBER PINES TR 43 LOT 13

**Tax Annual Amount:** \$3,568

**Tax Lot:** 13

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## Rooms



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| Room type        | Level |
|------------------|-------|
| Family Room      | First |
| Dining Room      | First |
| Primary Bedroom  | First |
| Primary Bathroom | First |
| Kitchen          | First |
| Living Room      | First |
| Bedroom 2        | First |
| Bedroom 3        | First |
| Bathroom 2       | First |
| Laundry          | First |
| Bonus Room       | First |

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## Amenities & Features



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**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** Yes

**Security Features:** Gated  
Community

**WindowFeatures:** Drapes

**PoolFeatures:** In Ground

**Features:** Ceiling Fans(s), Living  
Room

**GarageYN:** Yes

**FireplaceYN:** Yes

**Cooling:** Central Air

**CommunityFeatures:** Buyer Approval Required,  
Clubhouse, Deed Restrictions, Dog Park, Fitness Center,  
Gated Community - Guard, Golf Carts OK, Golf, Pool,  
Restaurant, Sidewalks, Tennis Court(s)

**ExteriorFeatures:** Awning(s)

**Utilities:** Cable Available, Electricity Available, Phone  
Available

**Amenities:** Dishwasher, Microwave, Range,  
Refrigerator

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## Building Details

**NewConstructionYN:** No

**Exterior material:** Block, Concrete, Stucco

**Heating:** Central

**Roof:** Shingle

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## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:** Vacant

**Showing Requirements:** Go Direct, Lock Box Coded, ShowingTime



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