

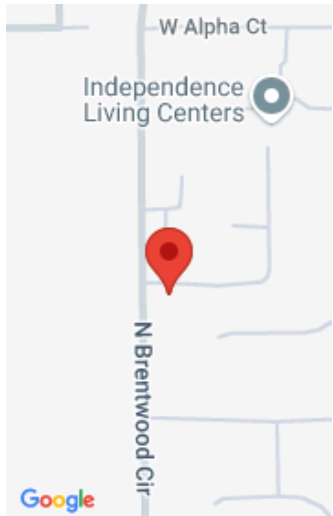
2309 BRENTWOOD CIRCLE LECANTO FL 34461

<https://candiscarmichael.com>



One or more photo(s) has been virtually staged. Welcome to the luxurious landscaped community of Brentwood Villas, where this newly constructed 2021 home, combines modern with maintenance-free living. When driving home you will be greeted with beautiful mature trees when you enter, and when entering your property, you notice hand laid pavers leading to a [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1712 sq ft



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Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc
THE STANDARD OF EXCELLENCE

Courtesy of

Listing Office: KELLER WILLIAMS REALTY- PALM H

Status: Active

Office ID: MFR260010721

MLS ID: MFRTB8311710

Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/TB8311710>

Basics

Bathrooms Full: 2

Category: Single Family Residence

Bedrooms: 3 beds

Half baths: 0 half baths

Lot size, sq ft: 5979 sq ft

SubdivisionName: BRENTWOOD VILLAS REP

GarageSpaces: 2

Date added: Added 5 hours ago

Type: Residential

Bathrooms: 2 baths

Area, sq ft: 1712 sq ft

Year built: 2021

ListOfficeName: KELLER WILLIAMS REALTY-
PALM H

ListAOR: mfrmls

Location Details

Township: 18

Elementary School: Forest Ridge Elementary School

High School: Lecanto High School

Road Surface Type: Paved

Middle Or Junior School: Lecanto
Middle School

Property Features



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Interior Features: Built-in Features, Cathedral Ceiling(s), Ceiling Fans(s), Living Room/Dining Room Combo, Open Floorplan, Solid Wood Cabinets, Split Bedroom, Stone Counters, Vaulted Ceiling(s), Window Treatments

Flooring: Carpet, Ceramic Tile

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Irrigation System, Rain Gutters, Sliding Doors, Sprinkler Metered

Utilities: BB/HS Internet Available, Cable Connected, Electricity Connected, Water Connected

Sewer: Public Sewer

Heating: Central

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

Laundry Features: Laundry Room

Attached Garage YN: Yes

Pets Allowed: Yes

Roof: Shingle

Water Source: Public

Cooling: Central Air

Property Details

Subdivision Name: BRENTWOOD VILLAS REP **Parcel Number:** 18E-18S-23-0030-00000-0010

Levels: One

Direction Faces: West

Foundation Details: Slab

Construction Materials: Block, Stucco

Association Information

Association YN: Yes

Association Fee: 295

Association Fee Frequency: Monthly

Association Fee Includes: Cable TV, Pool, Recreational Facilities

Community Features: Association Recreation - Owned, Community Mailbox, Deed Restrictions, Dog Park, Fitness Center, Park, Playground, Pool, Racquetball, Restaurant, Special Community Restrictions, Tennis Courts

Fees&Taxes



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Tax Year: 2023

Tax Annual Amount: \$27

Tax Legal Description: BRENTWOOD VILLAS REPLAT PB 16 PG 24 **Tax Lot:** 1
LOT 1

Rooms

Room type	Level
Living Room	First
Kitchen	First
Primary Bedroom	First

Amenities & Features

Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

CommunityFeatures: Association Recreation - Owned, Community Mailbox, Deed Restrictions, Dog Park, Fitness Center, Park, Playground, Pool, Racquetball, Restaurant, Special Community Restrictions, Tennis Courts

Utilities: BB/HS Internet Available, Cable Connected, Electricity Connected, Water Connected

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

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

ExteriorFeatures: Irrigation System, Rain Gutters, Sliding Doors, Sprinkler Metered

Features: Built-in Features, Cathedral Ceiling(s), Ceiling Fans(s), Living Room/Dining Room Combo, Open Floorplan, Solid Wood Cabinets, Split Bedroom, Stone Counters, Vaulted Ceiling(s), Window Treatments



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Building Details

NewConstructionYN: No

Exterior material: Block, Stucco

Heating: Central

Roof: Shingle

Miscellaneous

Ownership: Fee Simple

Showing Requirements: ShowingTime

Occupant Type: Owner



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