

2406 MEADOWBROOK DRIVE LUTZ FL 33558

<https://candiscarmichael.com>



\$579,000



\$5,000 CLOSING COST INCENTIVE OFFERED BY SELLER!!! Location, location...plus so much more! If you've been searching for a spacious property close to shopping, dining, and major highways—yet private, quiet, and truly residential—this is the home for you. Situated on just over an acre in a NON-DEED RESTRICTED area with NO CDD or HOA fees, this [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1946 sq ft



Courtesy of

Listing Office: CHARLES RUTENBERG REALTY INC

Status: Active

Office ID: MFR260000779

MLS ID: MFRTB8450843



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Phone: 727-888-3292
 Email: RealtorCandis@gmail.com



Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/TB8450843>

Basics

Bathrooms Full: 2

Category: Single Family Residence

Bedrooms: 3 beds

Half baths: 0 half baths

Area, sq ft: 1946 sq ft

Year built: 1979

ListOfficeName: CHARLES RUTENBERG REALTY
INC

ListAOR: mfrmls

Date added: Added 4 hours ago

Type: Residential

Bathrooms: 2 baths

Floors: 1 floor

Lot size, sq ft: 43800 sq ft

SubdivisionName: MEADOWBROOK ESTATES

GarageSpaces: 2

Location Details

Township: 26S

Road Surface Type: Paved

Property Features



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Interior Features: Eat-in Kitchen, Kitchen/Family Room Combo, Open Floorplan, Primary Bedroom Main Floor

Flooring: Ceramic Tile

Fireplace YN: Yes

Garage YN: Yes

Garage Spaces: 2

Roof: Shingle

Water Source: Well

Cooling: Central Air

Furnished: Negotiable

Appliances: Built-In Oven, Cooktop, Dishwasher, Disposal, Dryer, Electric Water Heater, Washer

Laundry Features: In Garage

Fireplace Features: Wood Burning

Attached Garage YN: Yes

Exterior Features: Fire Pit, Private Yard, Sliding Doors

Utilities: Cable Connected, Electricity Connected, Sewer Connected, Water Connected

Sewer: Septic Tank

Heating: Central, Electric

Property Details

Subdivision Name: MEADOWBROOK ESTATES **Parcel Number:** 18-26-29-001.0-000.00-072.0

Levels: One

Direction Faces: West

Foundation Details: Slab

Construction Materials: Brick

Fees&Taxes

Tax Year: 2024

Tax Annual Amount: \$7,051

Tax Legal Description: MEADOWBROOK ESTATES PB 12 PG 73 **Tax Lot:** 72
LOT 72

Green Building Info

Green Energy Generation: Solar

Rooms



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Room type	Level
Kitchen	First
Primary Bathroom	First
Primary Bedroom	First
Great Room	First

Amenities & Features

Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

ExteriorFeatures: Fire Pit, Private Yard, Sliding Doors

Features: Eat-in Kitchen, Kitchen/Family Room Combo, Open Floorplan, Primary Bedroom Main Floor, Wood Burning

GarageYN: Yes

FireplaceYN: Yes

Cooling: Central Air

Utilities: Cable Connected, Electricity Connected, Sewer Connected, Water Connected

Amenities: Built-In Oven, Cooktop, Dishwasher, Disposal, Dryer, Electric Water Heater, Washer

Building Details

NewConstructionYN: No

Exterior material: Brick

Heating: Central, Electric

Roof: Shingle

Miscellaneous



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Ownership: Fee Simple

Occupant Type: Owner

Other Equipment: Fire Pit,
Private Yard

Showing Requirements: Appointment Only, Call Listing
Agent 2, Call Before Showing, Call Listing Agent



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