

# 2417 SUNSET VISTA DRIVE SPRING HILL FL 34607

<https://candiscarmichael.com>



Some places bring you peace the moment you arrive... this one surrounds you with it. Welcome to 2417 Sunset Vista, a hidden waterfront retreat where every day feels like you're living on vacation. Lovingly known as the "Optimystical Vista" here you will find yourself tucked away on a quiet peninsula, immersed in 270-degree sweeping ocean [...]

- 3 beds
- 4 baths
- Residential
- Single Family Residence
- Active
- 1500 sq ft



## Courtesy of

**Listing Office:** COASTAL PROPERTIES GROUP INTERNATIONAL

**Status:** Active

**Office ID:** MFR260031031

**MLS ID:** MFRTB8380397



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Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE

# Description

**Virtual Tour:** <https://www.propertypanorama.com/instaview/stellar/TB8380397>

## Basics

**Bathrooms Full:** 3

**Date added:** Added 3 hours ago

**Type:** Residential

**Bathrooms:** 4 baths

**Area, sq ft:** 1500 sq ft

**Year built:** 1996

**SubdivisionName:** GULF VIEW SUB

**GarageSpaces:** 4

**Bathrooms Half:** 1

**Category:** Single Family Residence

**Bedrooms:** 3 beds

**Half baths:** 1 half bath

**Lot size, sq ft:** 5000 sq ft

**View:** Water

**ListOfficeName:** COASTAL PROPERTIES GROUP INTERNATIONAL

**ListAOR:** mfrmls

## Location Details

**Township:** 23

**Road Responsibility:** Public Maintained Road

**Middle Or Junior School:** Fox Chapel Middle School

**Road Surface Type:** Concrete

**Elementary School:** Westside Elementary-HN

**High School:** Weeki Wachee High School

## Property Features



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**Interior Features:** Ceiling Fans(s), Elevator, High Ceilings, Open Floorplan, Solid Surface Counters, Thermostat

**Flooring:** Carpet, Tile, Wood

**Patio And Porch Features:** Deck, Wrap Around

**Waterfront Features:** Gulf/Ocean

**Garage YN:** Yes

**Garage Spaces:** 4

**Roof:** Metal

**Architectural Style:** Elevated

**View:** Water

**Sewer:** Septic Tank

**Heating:** Central

**Lot Features:** Street Dead-End

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

**Laundry Features:** Inside, Laundry Room

**Waterfront YN:** Yes

**Parking Features:** Driveway, Garage Faces Rear, Ground Level, Basement

**Attached Garage YN:** Yes

**Exterior Features:** Sliding Doors

**Window Features:** Shutters

**Utilities:** Cable Available, Electricity Connected, Water Connected

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Turnkey

## Property Details

**Subdivision Name:** GULF VIEW SUB

**Levels:** Three Or More

**Foundation Details:** Pillar/Post/Pier

**Listing Terms:** Cash, Conventional

**Parcel Number:** R35-223-16-2090-0000-0180

**Direction Faces:** West

**Construction Materials:** Stucco, Vinyl Siding

## Fees&Taxes

**Tax Year:** 2024

**Tax Annual Amount:** \$10,703

**Tax Legal Description:** GULF VIEW SUBDIVISION LOT 18

**Tax Lot:** 18

## Rooms



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Room type	Dimensions	Level	Length	Width
Primary Bedroom	16x22	Third	22	16
Primary Bathroom	6.5x8	Third	8	6.5
Kitchen	12x15.5	Second	15.5	12
Living Room	17x25	Second	25	17
Bedroom 2	12x14	Second	14	12
Bedroom 3	12x10	Second	10	12
Bathroom 2	5x8	Second	8	5
Bathroom 3	8.5x7.5	Second	7.5	8.5
Bathroom 4	3x6	First	6	3

## Amenities & Features

**Waterfront available:** Yes

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**WindowFeatures:** Shutters

**Utilities:** Cable Available, Electricity Connected, Water Connected

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

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**ExteriorFeatures:** Sliding Doors

**Features:** Ceiling Fans(s), Elevator, High Ceilings, Open Floorplan, Solid Surface Counters, Thermostat



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## Building Details

**Architectural Style:** Elevated **New Construction YN:** No

**Heating:** Central

**Exterior material:** Stucco, Vinyl Siding

**Roof:** Metal

**Parking:** Basement, Driveway, Garage Faces Rear, Ground Level

## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:**

Vacant

**Showing Requirements:** Appointment Only, See Remarks,  
Showing Time



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