

# 25114 LEXINGTON OAKS BOULEVARD WESLEY CHAPEL FL 33544

<https://candiscarmichael.com>



Welcome to the highly desirable Lexington Oaks Golf Community in MAYWOOD Village, where this cozy 4-bedroom, 2-bath, 2-car garage home offers peaceful POND and wooded VIEWS. Featuring tile flooring throughout and granite countertops in the kitchen and both bathrooms, the home blends style and easy maintenance, while the spacious kitchen includes stainless steel appliances, white [...]

- 4 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1956 sq ft



## Courtesy of

**Listing Office:** KELLER WILLIAMS TAMPA PROP.

**Status:** Active

**Office ID:** MFR771620

**MLS ID:** MFRTB8510434



### Call us now

Phone: 727-888-3292

Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE

---

## Description

### Virtual Tour:

<https://listings.textured.media/sites/25114-lexington-oaks-blvd-wesley-chapel-fl-33544-24968622/branded>

---

## Basics

**Bathrooms Full:** 2

**Category:** Single Family Residence

**Bedrooms:** 4 beds

**Half baths:** 0 half baths

**Area, sq ft:** 1956 sq ft

**Year built:** 2004

**SubdivisionName:** LEXINGTON OAKS VLGS 23 & 24

**GarageSpaces:** 2

**Date added:** Added 2 hours ago

**Type:** Residential

**Bathrooms:** 2 baths

**Floors:** 1 floor

**Lot size, sq ft:** 6539 sq ft

**View:** Trees/Woods, Water

**ListOfficeName:** KELLER WILLIAMS TAMPA PROP.

**ListAOR:** mfrmls

---

## Location Details

**Township:** 26S

**Road Surface Type:** Paved

---

## Property Features



### Call us now

Phone: 727-888-3292

Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE

**Interior Features:** Ceiling Fans(s), Eat-in Kitchen, High Ceilings, Primary Bedroom Main Floor, Stone Counters, Walk-In Closet(s)

**Flooring:** Tile

**Patio And Porch Features:** Enclosed, Screened

**Waterfront Features:** Pond

**Garage YN:** Yes

**Garage Spaces:** 2

**Exterior Features:** Private Mailbox, Sidewalk, Sliding Doors

**Roof:** Shingle

**Utilities:** Public

**View:** Trees/Woods, Water

**Sewer:** Public Sewer

**Heating:** Electric

**Lot Features:** Cul-De-Sac, In County, Landscaped, Near Golf Course, Sidewalk, Paved

**Appliances:** Dishwasher, Disposal, Electric Water Heater, Microwave, Range, Refrigerator

**Laundry Features:** Common Area, Inside, Laundry Room

**Waterfront YN:** Yes

**Parking Features:** Driveway, Ground Level, Off Street

**Attached Garage YN:** Yes

**Pets Allowed:** Yes

**Fencing:** Vinyl

**Architectural Style:** Florida

**Vegetation:** Trees/Landscaped

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Unfurnished

---

## Property Details

**Subdivision Name:** LEXINGTON OAKS VLGS 23 & 24 **Parcel Number:** 19-26-10-0150-02300-1010

**Levels:** One

**Direction Faces:** North

**Foundation Details:** Slab

**Construction Materials:** Stucco

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

---

## Association Information



**Call us now**

Phone: 727-888-3292

Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE

**Association YN:** Yes

**Association Fee Frequency:** Annually

**Association Fee:** 96.5

**Association Fee Includes:**  
Pool, Management,  
Recreational Facilities

**Community Features:** Clubhouse, Deed Restrictions, Fitness Center, Golf Carts OK, Golf, No Truck/RV/Motorcycle Parking, Playground, Pool, Restaurant, Sidewalks, Tennis Court(s)

---

## Fees&Taxes

**Tax Year:** 2025

**Tax Annual Amount:** \$4,715

**Tax Other Annual Assessment Amount:** 1327

**Tax Legal Description:** LEXINGTON OAKS VILLAGES  
23 AND 24 PB 45 PG 072 BLOCK 23 LOT 101

**Tax Lot:** 101

---

## Rooms



**Call us now**

Phone: 727-888-3292

Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE

Room type	Dimensions	Level	Length	Width
Primary Bedroom	14x12	First	12	14
Bedroom 2	10x10	First	10	10
Bedroom 3	10x10	First	10	10
Bedroom 4	10x10	First	10	10
Kitchen	10x13	First	13	10
Dinette	10x6	First	6	10
Dining Room	9x13	First	13	9
Living Room	13x14	First	14	13
Family Room	13x15	First	15	13
Laundry	5x8	First	8	5

## Amenities & Features



### Call us now

Phone: 727-888-3292

Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



**Waterfront available:** Yes

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**CommunityFeatures:** Clubhouse, Deed Restrictions, Fitness Center, Golf Carts OK, Golf, No Truck/RV/Motorcycle Parking, Playground, Pool, Restaurant, Sidewalks, Tennis Court(s)

**Utilities:** Public

**Amenities:** Dishwasher, Disposal, Electric Water Heater, Microwave, Range, Refrigerator

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**ExteriorFeatures:** Private Mailbox, Sidewalk, Sliding Doors

**Features:** Ceiling Fans(s), Eat-in Kitchen, High Ceilings, Primary Bedroom Main Floor, Stone Counters, Walk-In Closet(s)

---

## Building Details

**ArchitecturalStyle:** Florida

**Heating:** Electric

**Roof:** Shingle

**NewConstructionYN:** No

**Exterior material:** Stucco

**Parking:** Driveway, Ground Level, Off-street

---

## Miscellaneous

**Ownership:** Fee Simple

**Other Equipment:** Irrigation Equipment

**Occupant Type:** Owner

**Showing Requirements:** Appointment Only, Lock Box Electronic-CBS Code Required, See Remarks, ShowingTime



**Call us now**

Phone: 727-888-3292

Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE