

# 2626 YUKON CLIFF DRIVE RUSKIN FL 33570

<https://candiscarmichael.com>



Lakefront Living in River Bend - 4 Bedrooms | 3 Bathrooms | 3-Car Garage | Two Ensuities Welcome to this beautifully updated lakefront home built in 2013 located in the highly desirable community of River Bend. Offering exceptional curb appeal and 2,267 square feet of thoughtfully designed single-story living space, this residence features 4 spacious [...]

- 4 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2264 sq ft



## Courtesy of

**Listing Office:** KELLER WILLIAMS REALTY- PALM H

**Status:** Active

**Office ID:** MFR260010721

**MLS ID:** MFRTB8480638



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Phone: 727-888-3292

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



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## Description

**Virtual Tour:** <https://www.propertypanorama.com/instaview/stellar/TB8480638>

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## Basics

**Bathrooms Full:** 3

**Date added:** Added 3 hours ago

**Category:** Single Family Residence

**Type:** Residential

**Bedrooms:** 4 beds

**Bathrooms:** 3 baths

**Half baths:** 0 half baths

**Area, sq ft:** 2264 sq ft

**Lot size, sq ft:** 8118 sq ft

**Year built:** 2013

**SubdivisionName:** RIVER BEND PH 3A

**ListOfficeName:** KELLER WILLIAMS REALTY- PALM H

**GarageSpaces:** 3

**ListAOR:** mfrmls

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## Location Details

**Township:** 32

**Road Surface Type:** Asphalt

**Elementary School:** Ruskin-HB

**Middle Or Junior School:** Shields-HB

**High School:** Lennard-HB

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## Property Features



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**Interior Features:** Solid Surface Counters, Tray Ceiling(s), Walk-In Closet(s)

**Flooring:** Carpet, Ceramic Tile

**Spa YN:** Yes

**Attached Garage YN:** Yes

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

**Roof:** Shingle

**Window Features:** Blinds

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

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Unfurnished

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

**Laundry Features:** Inside

**Garage YN:** Yes

**Garage Spaces:** 3

**Exterior Features:** Sliding Doors

**Security Features:** Smoke Detector(s)

**Architectural Style:** Contemporary

**Vegetation:** Trees/Landscaped

**Sewer:** Public Sewer

**Heating:** Central

**Lot Features:** In County, Sidewalk, Paved

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## Property Details

**Subdivision Name:** RIVER BEND PH 3A

**Levels:** One

**Foundation Details:** Slab

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

**Parcel Number:** U-20-32-19-86T-000012-00020.0

**Direction Faces:** East

**Construction Materials:** Block, Stucco

**Property Condition:** Completed

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## Association Information

**Association YN:** Yes

**Association Fee Frequency:** Monthly

**Community Features:** Deed Restrictions, Park, Playground, Pool

**Association Fee:** 17

**Association Amenities:** Park, Playground

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## Fees&Taxes



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**Tax Year:** 2025

**Tax Annual Amount:** \$7,426

**Tax Other Annual Assessment Amount:**  
3107

**Tax Legal Description:** RIVER BEND PHASE 3A  
LOT 20 BLOCK 12

**Tax Lot:** 000200

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## Green Building Info

**Green Water Conservation:** Low-Flow Fixtures

**Green Indoor Air Quality:** No/Low VOC  
Flooring, No/Low VOC Paint/Finish,  
Ventilation

**Green Energy Efficient:** Appliances, HVAC,  
Insulation, Thermostat

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## Rooms



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Room type	Dimensions	Level	Length	Width
Bedroom 2	11x11	First	11	11
Bedroom 3	11x10	First	10	11
Bedroom 4	11x10	First	10	11
Dining Room	11x11	First	11	11
Kitchen	16x15	First	15	16
Living Room	16x16	First	16	16
Primary Bathroom		First		
Primary Bedroom	14x13	First	13	14
Dinette	9x9	First	9	9
Balcony/Porch/Lanai	15x10	First	10	15

## Amenities & Features



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**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**Security Features:** Smoke Detector(s)

**WindowFeatures:** Blinds

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

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

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**CommunityFeatures:** Deed Restrictions, Park, Playground, Pool

**ExteriorFeatures:** Sliding Doors

**Features:** Solid Surface Counters, Tray Ceiling(s), Walk-In Closet(s)

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## Building Details

**ArchitecturalStyle:** Contemporary

**Heating:** Central

**Roof:** Shingle

**NewConstructionYN:** No

**Exterior material:** Block, Stucco

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## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:** Vacant

**Home Warranty YN:** Yes

**Showing Requirements:** ShowingTime



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