

# 2744 ALDER AVE MIDDLETON FL 34762

<https://candiscarmichael.com>



Get ready to knock it out of the park with this Home Run pool home with water views and no back yard neighbors! Welcome to 2744 Alder Avenue in Middleton Phase 2, where space, privacy, and location come together. Ideally positioned between Lake Harlow Park and Dry Creek Park, this property sits in a completed [...]

- 4 beds
- 4 baths
- Residential
- Single Family Residence
- Active
- 3608 sq ft



## Courtesy of

**Listing Office:** LPT REALTY, LLC

**Status:** Active

**Office ID:** MFR261016803

**MLS ID:** MFRG5109250



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Phone: 727-888-3292

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



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## Description

**Virtual Tour:** <https://youtu.be/JBtm4vIAV6k>

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## Basics

**Bathrooms Full:** 3

**Date added:** Added 1 day ago

**Type:** Residential

**Bathrooms:** 4 baths

**Area, sq ft:** 3608 sq ft

**Year built:** 2023

**SubdivisionName:** MIDDLETON

**GarageSpaces:** 2

**Bathrooms Half:** 1

**Category:** Single Family Residence

**Bedrooms:** 4 beds

**Half baths:** 1 half bath

**Lot size, sq ft:** 6708 sq ft

**View:** Water

**ListOfficeName:** LPT REALTY, LLC

**ListAOR:** mfrmls

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## Location Details

**Township:** 20

**Elementary School:** Lake Panasoffkee Elementary

**High School:** South Sumter High

**Road Surface Type:** Asphalt

**Middle Or Junior School:** South Sumter Middle

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## Property Features



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**Interior Features:** Ceiling Fans(s), High Ceilings, Open Floorplan, Primary Bedroom Main Floor, Stone Counters, Thermostat, Walk-In Closet(s), Window Treatments

**Flooring:** Carpet, Luxury Vinyl, Tile

**Pool Private YN:** Yes

**Spa YN:** Yes

**Fireplace YN:** Yes

**Parking Features:** Driveway, Garage Door Opener

**Attached Garage YN:** Yes

**Exterior Features:** Sidewalk, Tennis Court(s)

**Window Features:** Blinds

**View:** Water

**Sewer:** Public Sewer

**Heating:** Central, Natural Gas

**Appliances:** Built-In Oven, Dishwasher, Disposal, Microwave, Range, Refrigerator

**Laundry Features:** Electric Dryer Hookup, Washer Hookup

**Pool Features:** Heated, In Ground, Lighting, Screen Enclosure

**Spa Features:** Heated, In Ground

**Fireplace Features:** Electric

**Garage YN:** Yes

**Garage Spaces:** 2

**Roof:** Shingle

**Utilities:** Electricity Connected, Natural Gas Available, Sewer Connected, Water Connected

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Unfurnished

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## Property Details

**Subdivision Name:** MIDDLETON

**Levels:** Two

**Foundation Details:** Slab

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

**Parcel Number:** K16B146

**Direction Faces:** East

**Construction Materials:** Concrete, HardiPlank Type, Tilt up Walls

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## Fees&Taxes

**Tax Year:** 2025

**Tax Other Annual Assessment Amount:** 3622

**Tax Lot:** 146

**Tax Annual Amount:** \$12,072

**Tax Legal Description:** LOT 146 MIDDLETON UNIT 2 PB 20 PG 29-29N



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## Rooms

Room type	Dimensions	Level	Length	Width
Living Room	19x18	First	18	19
Dining Room	13x18	First	18	13
Kitchen	10x18	First	18	10
Primary Bedroom	15x14	First	14	15
Bathroom 2	16x13	Second	13	16
Bathroom 3	11x13	Second	13	11
Bathroom 4	13x13	Second	13	13
Bonus Room	21x13	Second	13	21
Loft	11x18	Second	18	11

## Amenities & Features



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**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** Yes

**Spa Features:** Heated, In Ground

**ExteriorFeatures:** Sidewalk, Tennis Court(s)

**Utilities:** Electricity Connected, Natural Gas Available, Sewer Connected, Water Connected

**Amenities:** Built-In Oven, Dishwasher, Disposal, Microwave, Range, Refrigerator

**GarageYN:** Yes

**FireplaceYN:** Yes

**Cooling:** Central Air

**WindowFeatures:** Blinds

**PoolFeatures:** Heated, In Ground, Lighting, Screen Enclosure

**Features:** Ceiling Fans(s), Electric, High Ceilings, Open Floorplan, Primary Bedroom Main Floor, Stone Counters, Thermostat, Walk-In Closet(s), Window Treatments

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## Building Details

**NewConstructionYN:** No

**Heating:** Central, Natural Gas

**Exterior material:** Concrete, HardiPlank Type, Tilt up Walls **Roof:** Shingle

**Parking:** Driveway, Garage Door Opener

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## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:** Owner

**Other Equipment:** Irrigation Equipment

**Showing Requirements:** Lockbox, ShowingTime



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