291 MOSSY RIVER COURT BRANDON FL 33511

https://candiscarmichael.com









Experience modern Florida living in this stunning 5-bedroom, 4 full bathroom WestBay Verona home located in the gated community of The Sanctuary at John Moore Road. Built in 2022, this beautifully designed residence offers over 3,500 sq. ft. of bright, open living space with luxury finishes, energy-efficient design, and a contemporary coastal feel throughout. From [...]

- 5 beds
- 4 baths
- Residentia
- Single Family Residence
- Active
- 3546 sq ft



Courtesy of

Listing Office: COLDWELL BANKER REALTY **Office ID:** MFR260000670

Status: Active MLS ID: MFRTB8437844



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Description

Virtual Tour:

https://www.homes.com/property/291-mossy-river-ct-brandon-fl/f53zj1j308n45/?tab=-1&dk=r7hx4pfg45482

Basics

Bathrooms Full: 4

Category: Single Family Residence

Bedrooms: 5 beds

Half baths: 0 half baths Area, sq ft: 3546 sq ft

Year built: 2022

SubdivisionName: SANCTUARY/JOHN MOORE

ROAD

GarageSpaces: 3

Date added: Added 4 hours ago

Type: Residential

Bathrooms: 4 baths

Floors: 2 floors

Lot size, sq ft: 15236 sq ft

View: Trees/Woods

ListOfficeName: COLDWELL BANKER

REALTY

ListAOR: mfrmls

Location Details

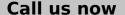
Township: 30 Road Surface Type: Asphalt

Elementary School: Kingswood-HB Middle Or Junior School: Rodgers-HB

High School: Bloomingdale-HB

Property Features





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Interior Features: Ceiling Fans(s), Kitchen/Family Appliances: Built-In Oven, Convection Room Combo, Living Room/Dining Room Combo, Open Floorplan, PrimaryBedroom Upstairs, Solid Surface Counters, Solid Wood Cabinets, Walk-In Closet(s), Window Treatments

Heater, Washer, Water Softener

Microwave, Range Hood, Tankless Water

Oven, Cooktop, Dishwasher, Disposal, Dryer,

Flooring: Carpet, Tile

Laundry Features: Gas Dryer Hookup, Inside, Laundry Room, Upper Level, Washer

Parking Features: Driveway, Ground Level,

Hookup

Oversized

Patio And Porch Features: Covered, Front

Porch, Patio, Porch, Rear Porch

Attached Garage YN: Yes

Garage YN: Yes

Garage Spaces: 3

Roof: Tile

Pets Allowed: Cats OK, Dogs OK, Number

Limit, Size Limit, Yes

Exterior Features: Lighting, Other, Sliding Doors

Fencing: Fenced, Other

Security Features: Gated Community, Security System

Window Features: Blinds, Drapes

Architectural Style: Custom, Florida, Other

Utilities: BB/HS Internet Available, Electricity Available, Electricity Connected, Natural Gas Available, Natural Gas Connected, Public, Sewer Available, Sewer Connected, Water Available,

Water Connected

Vegetation: Trees/Landscaped

View: Trees/Woods

Sewer: Public Sewer

Water Source: Public Cooling: Central Air

Heating: Electric

Furnished: Unfurnished

Lot Features: Cul-De-Sac, Landscaped, Level,

Oversized Lot, Paved, Private

Property Details

Subdivision Name: SANCTUARY/JOHN

MOORE ROAD

Parcel Number: U-15-30-20-C6M-000000-00020.0

Levels: Two Foundation Details: Slab **Direction Faces:** South

Construction Materials: Block, Stucco

Listing Terms: Cash, Conventional, FHA,

VA Loan





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Association Information

Association YN: Yes **Association Fee:** 689

Association Fee Frequency: Quarterly Association Fee Includes: Common Area Taxes

Association Amenities: Gated **Community Features:** Gated Community - No

Guard

Fees&Taxes

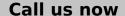
Tax Year: 2024 Tax Annual Amount: \$12,389

Tax Legal Description: SANCTUARY AT JOHN MOORE ROAD Tax Lot: 20

LOT 20

Rooms





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Room type	Dimensions	Level	Length	Width
Kitchen		First		
Bedroom 1	13x12	First	12	13
Bathroom 1		First		
Primary Bedroom	16x14	Second	14	16
Living Room	21x22	First	22	21
Bonus Room	14x12	First	12	14
Loft	20x19	Second	19	20

Amenities & Features





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Waterfront available: No AttachedGarageYN: Yes

PoolPrivateYN: No

Security Features: Gated Community, Security

System

WindowFeatures: Blinds, Drapes

Utilities: BB/HS Internet Available, Electricity Available, Electricity Connected, Natural Gas Available, Natural Gas Connected, Public, Sewer Available, Sewer Connected, Water Available,

Water Connected

Amenities: Built-In Oven, Convection Oven, Cooktop, Dishwasher, Disposal, Dryer, Microwave, Range Hood, Tankless Water Heater, Washer,

Water Softener

GarageYN: Yes
FireplaceYN: No
Cooling: Central Air

CommunityFeatures: Gated Community -

No Guard

ExteriorFeatures: Lighting, Other, Sliding

Doors

Features: Ceiling Fans(s), Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, PrimaryBedroom Upstairs, Solid Surface Counters, Solid Wood

Cabinets, Walk-In Closet(s), Window

Treatments

Building Details

ArchitecturalStyle: Custom, Florida, Other NewConstructionYN: No

Heating: Electric **Exterior material:** Block, Stucco

Roof: Tile Parking: Driveway, Ground Level, Oversized

Miscellaneous

Ownership: Fee Simple Occupant Type: Vacant

Other Equipment: Irrigation Equipment Showing Requirements: Combination Lock Box, Gate Code Required, Go Direct, Lockbox, Lock Box Coded, See Remarks,

ShowingTime





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