

30303 LAURELWOOD LANE WESLEY CHAPEL FL 33543

<https://candiscarmichael.com>



Originally built as the Arthur Ruttenburgh model home, this stunning 4-bedroom, 3-bath residence set on a sprawling half-acre lot is a rare opportunity to own a piece of Saddlebrook Resort's legacy — fully reimagined for today's most discerning buyer. From the moment you arrive, the lush, mature landscaping, manicured topiaries, and stately arched double-door entry [...]

- 4 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2754 sq ft



Courtesy of

Listing Office: EXP REALTY LLC

Status: Active

Office ID: MFR261010944

MLS ID: MFRTB8507752



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Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/TB8507752>

Basics

Bathrooms Full: 3

Category: Single Family Residence

Bedrooms: 4 beds

Half baths: 0 half baths

Area, sq ft: 2754 sq ft

Year built: 1993

SubdivisionName: FAIRWAY VILLAGE 02 LAURELWOOD

GarageSpaces: 2

Date added: Added 2 hours ago

Type: Residential

Bathrooms: 3 baths

Floors: 1 floor

Lot size, sq ft: 23585 sq ft

View: Pool, Trees/Woods

ListOfficeName: EXP REALTY LLC

ListAOR: mfrmls

Location Details

Township: 26S

Elementary School: Wesley Chapel Elementary-PO

High School: Wesley Chapel High-PO

Road Surface Type: Paved

Middle Or Junior School: Thomas E Weightman Middle-PO

Property Features



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Interior Features: Cathedral Ceiling(s), Ceiling Fans(s), Crown Molding, Eat-in Kitchen, High Ceilings, L Dining, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Split Bedroom, Thermostat, Vaulted Ceiling(s), Walk-In Closet(s), Window Treatments

Flooring: Ceramic Tile, Tile

Pool Private YN: Yes

Spa YN: Yes

Fireplace YN: Yes

Parking Features: Circular Driveway, Garage Door Opener, Garage Faces Side, Golf Cart Garage, Ground Level, Off Street

Attached Garage YN: Yes

Pets Allowed: Cats OK, Dogs OK

Roof: Concrete, Tile

Utilities: BB/HS Internet Available, Cable Connected, Electricity Connected, Propane, Public, Sewer Connected

Water Source: Public

Cooling: Central Air

Furnished: Unfurnished

Appliances: Cooktop, Dishwasher, Disposal, Dryer, Electric Water Heater, Exhaust Fan, Microwave, Range, Range Hood, Refrigerator, Washer

Laundry Features: Inside, Laundry Room

Pool Features: Gunite, In Ground, Outside Bath Access, Screen Enclosure

Spa Features: Heated, In Ground

Fireplace Features: Gas, Living Room, Masonry

Garage YN: Yes

Garage Spaces: 2

Exterior Features: French Doors, Lighting, Outdoor Grill, Outdoor Kitchen, Private Mailbox, Private Yard, Rain Gutters, Sliding Doors

Window Features: Shutters

View: Pool, Trees/Woods

Sewer: Public Sewer

Heating: Electric

Lot Features: Conservation Area, Irregular Lot, Near Golf Course, Oversized Lot, Paved

Property Details

Subdivision Name: FAIRWAY VILLAGE 02 LAURELWOOD

Levels: One

Builder Name: Arthur Rutenberg Homes

Construction Materials: Block, Concrete, Stucco

Parcel Number: 20-26-09-004.0-000.00-032.0

Direction Faces: South

Foundation Details: Slab

Listing Terms: Cash, Conventional, FHA, VA Loan



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Association Information

Association YN: Yes

Association Fee: 657

Association Fee Frequency: Quarterly

Fees&Taxes

Tax Year: 2025

Tax Annual Amount:
\$5,542

Tax Legal Description: FAIRWAY VILLAGE II PHASE III
LAURELWOOD SUBDIVISION PB 26 PGS 83-85 LOT 32

Tax Lot: 32

Rooms



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Room type	Dimensions	Level	Length	Width
Primary Bedroom	15x25	First	25	15
Primary Bathroom	12x12	First	12	12
Bedroom 2	12x11	First	11	12
Bedroom 3	12x11	First	11	12
Bathroom 4		First		
Living Room	23x16	First	16	23
Dining Room	11x13	First	13	11
Dinette	13x8	First	8	13
Kitchen		First		
Laundry	11x6	First	6	11

Amenities & Features



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Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: Yes

Spa Features: Heated, In Ground

ExteriorFeatures: French Doors, Lighting, Outdoor Grill, Outdoor Kitchen, Private Mailbox, Private Yard, Rain Gutters, Sliding Doors

Utilities: BB/HS Internet Available, Cable Connected, Electricity Connected, Propane, Public, Sewer Connected

Amenities: Cooktop, Dishwasher, Disposal, Dryer, Electric Water Heater, Exhaust Fan, Microwave, Range, Range Hood, Refrigerator, Washer

GarageYN: Yes

FireplaceYN: Yes

Cooling: Central Air

WindowFeatures: Shutters

PoolFeatures: Gunite, In Ground, Outside Bath Access, Screen Enclosure

Features: Cathedral Ceiling(s), Ceiling Fans(s), Crown Molding, Eat-in Kitchen, Gas, High Ceilings, L Dining, Living Room, Masonry, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Split Bedroom, Thermostat, Vaulted Ceiling(s), Walk-In Closet(s), Window Treatments

Building Details

NewConstructionYN: No

Exterior material: Block, Concrete, Stucco

Parking: Circular Driveway, Garage Door Opener, Garage Faces Side, Golf Cart Garage, Ground Level, Off-street

Heating: Electric

Roof: Concrete, Tile

Miscellaneous

Ownership: Fee Simple

Other Equipment: Irrigation Equipment, Private Yard

Occupant Type: Vacant

Showing Requirements: Appointment Only, Combination Lock Box, ShowingTime



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