

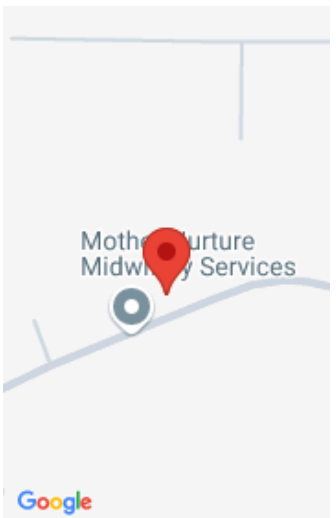
# 30607 BIRDHOUSE DRIVE WESLEY CHAPEL FL 33545

<https://candiscarmichael.com>



Come see this adorable 3 Bedroom, 2 Bath, 2 car garage, POOL Home with Amazing views of the Huge Pond in the back. Beautiful Vaulted Ceilings, Caged Pool, Fenced yard and No backyard neighbors! New Roof installed Dec 2021 and new hot water heater 2018. All Interior walls, ceilings, trim, and doors are freshly painted. [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1303 sq ft



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



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## Courtesy of

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

**Status:** Active

**Office ID:** MFR260010721

**MLS ID:** MFRW7866990

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## Description

**Virtual Tour:** [https://www.youtube.com/watch?v=Myvp\\_WKwRHA](https://www.youtube.com/watch?v=Myvp_WKwRHA)

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## Basics

**Bathrooms Full:** 2

**Category:** Single Family Residence

**Bedrooms:** 3 beds

**Half baths:** 0 half baths

**Area, sq ft:** 1303 sq ft

**Year built:** 2002

**SubdivisionName:** CHAPEL PINES PH 1A

**GarageSpaces:** 2

**Date added:** Added 5 hours ago

**Type:** Residential

**Bathrooms:** 2 baths

**Floors:** 1 floor

**Lot size, sq ft:** 4000 sq ft

**View:** Pool, Water

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

**ListAOR:** mfrmls

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## Location Details

**Township:** 26S

**Road Surface Type:** Asphalt, Paved

**Road Responsibility:** Public Maintained Road

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## Property Features



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**Interior Features:** Cathedral Ceiling(s), Ceiling Fans(s), High Ceilings, Kitchen/Family Room Combo, Split Bedroom, Thermostat

**Flooring:** Bamboo, Ceramic Tile, Tile

**Pool Private YN:** Yes

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

**Attached Garage YN:** Yes

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

**Fencing:** Fenced, Wood

**Utilities:** BB/HS Internet Available, Cable Available, Electricity Connected, Sewer Connected, Street Lights, Underground Utilities, Water Connected

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Unfurnished

**Appliances:** Cooktop, Electric Water Heater, Exhaust Fan, Freezer, Ice Maker, Microwave, Refrigerator, Washer

**Laundry Features:** In Garage

**Pool Features:** Gunite, In Ground

**Garage YN:** Yes

**Garage Spaces:** 2

**Exterior Features:** Private Mailbox, Sidewalk

**Roof:** Shingle

**View:** Pool, Water

**Sewer:** Public Sewer

**Heating:** Central

**Lot Features:** Paved

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## Property Details

**Subdivision Name:** CHAPEL PINES PH 1A

**Levels:** One

**Direction Faces:** East

**Construction Materials:** Block, Stucco

**Property Condition:** Completed

**Parcel Number:** 20-26-04-002.0-00E.00-010.0

**Property Attached YN:** Yes

**Foundation Details:** Slab

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

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## Association Information

**Association YN:** Yes

**Association Fee Frequency:** Monthly

**Association Fee:** 25

**Community Features:** Deed Restrictions

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## Fees&Taxes



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**Tax Year:** 2023

**Tax Annual Amount:**  
\$4,099

**Tax Legal Description:** CHAPEL PINES PHASE 1A PB 42 PG 019  
BLOCK E LOT 10 OR 5028 PG 1822 OR 9447 PG 1505

**Tax Lot:** 10

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## Rooms

Room type	Dimensions	Level	Length	Width
Kitchen	12x10	First	10	12
Family Room	14x11	First	11	14
Living Room	18x13	First	13	18
Primary Bedroom	14x12	First	12	14
Bedroom 2	12x10	First	10	12
Bedroom 3	10x10	First	10	10

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## Amenities & Features



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**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** Yes

**CommunityFeatures:** Deed Restrictions

**PoolFeatures:** Gunite, In Ground

**Features:** Cathedral Ceiling(s), Ceiling Fans(s), High Ceilings, Kitchen/Family Room Combo, Split Bedroom, Thermostat

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**ExteriorFeatures:** Private Mailbox, Sidewalk

**Utilities:** BB/HS Internet Available, Cable Available, Electricity Connected, Sewer Connected, Street Lights, Underground Utilities, Water Connected

**Amenities:** Cooktop, Electric Water Heater, Exhaust Fan, Freezer, Ice Maker, Microwave, Refrigerator, Washer

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## Building Details

**NewConstructionYN:** No

**Exterior material:** Block, Stucco

**Parking:** Driveway, Garage Door Opener, Ground Level

**Heating:** Central

**Roof:** Shingle

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## Miscellaneous

**Ownership:** Fee Simple

**Showing Requirements:** ShowingTime

**Occupant Type:** Vacant



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