

# 3322 PLEASANT WILLOW COURT BRANDON FL 33511

<https://candiscarmichael.com>



DON'T MISS THIS OPPORTUNITY! Significant Price Reduction in One of Brandon's Most Desirable Gated Communities. Welcome to The District at Bloomingdale, an exclusive gated community of only 112 townhomes, ideally located in the heart of Brandon — one of the most convenient, high-demand, and fastest-growing areas in Tampa Bay. Built in 2019 with full concrete [...]

- 3 beds
- 3 baths
- Residential
- Townhouse
- Active
- 1707 sq ft



## Courtesy of

**Listing Office:** LPT REALTY, LLC

**Status:** Active

**Office ID:** MFR261016803

**MLS ID:** MFRTB8459312



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Phone: 727-888-3292  
Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



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## Description

**Virtual Tour:** <https://listings.nextdoorphotos.com/vd/226178556>

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## Basics

**Bathrooms Full:** 2

**Date added:** Added 2 hours ago

**Type:** Residential

**Bathrooms:** 3 baths

**Floors:** 2 floors

**Lot size, sq ft:** 1900 sq ft

**SubdivisionName:** DISTRICT/BLOOMINGDALE

**GarageSpaces:** 1

**Bathrooms Half:** 1

**Category:** Townhouse

**Bedrooms:** 3 beds

**Half baths:** 1 half bath

**Area, sq ft:** 1707 sq ft

**Year built:** 2019

**ListOfficeName:** LPT REALTY, LLC

**ListAOR:** mfrmls

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## Location Details

**Township:** 30

**Elementary School:** Buckhorn-HB

**High School:** Bloomingdale-HB

**Road Surface Type:** Asphalt

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

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## Property Features



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**Interior Features:** Eat-in Kitchen, Open Floorplan, Solid Surface Counters, Stone Counters, Walk-In Closet(s)

**Flooring:** Carpet, Ceramic Tile, Laminate

**Garage YN:** Yes

**Pets Allowed:** Yes

**Roof:** Shingle

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Unfurnished

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

**Laundry Features:** Laundry Closet

**Garage Spaces:** 1

**Exterior Features:** Sliding Doors

**Utilities:** Public

**Sewer:** Public Sewer

**Heating:** Central, Electric

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## Property Details

**Subdivision Name:**  
DISTRICT/BLOOMINGDALE

**Levels:** Two

**Foundation Details:** Slab

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

**Parcel Number:** U-01-30-20-B5S-000000-00098.0

**Direction Faces:** South

**Construction Materials:** Block

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## Association Information

**Association YN:** Yes

**Association Fee Frequency:**  
Monthly

**Association Amenities:** Gated

**Association Fee:** 236

**Association Fee Includes:** Maintenance Structure, Maintenance Grounds, Sewer, Trash, Water

**Community Features:** Gated Community - No Guard, Sidewalks

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## Fees&Taxes

**Tax Year:** 2024

**Tax Legal Description:** DISTRICT AT BLOOMINGDALE LOT 98

**Tax Annual Amount:** \$3,287

**Tax Lot:** 98



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## Rooms

Room type	Dimensions	Level	Length	Width
Primary Bedroom	16x10	Second	10	16
Bedroom 2	11x19	Second	19	11
Bedroom 3	11x17	Second	17	11
Living Room	16x13	First	13	16
Dining Room	10x11	First	11	10
Kitchen	8x13	First	13	8

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## Amenities & Features

**Waterfront available:** No

**AttachedGarageYN:** No

**PoolPrivateYN:** No

**CommunityFeatures:** Gated Community - No Guard, Sidewalks

**Utilities:** Public

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

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**ExteriorFeatures:** Sliding Doors

**Features:** Eat-in Kitchen, Open Floorplan, Solid Surface Counters, Stone Counters, Walk-In Closet(s)

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## Building Details



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**NewConstructionYN:** No

**Exterior material:** Block

**Heating:** Central, Electric

**Roof:** Shingle

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## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:**  
Owner

**Showing Requirements:** 24 Hour Notice, Appointment Only, Gate Code Required



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