

3504 WILDERNESS BOULEVARD PARRISH FL 34219

https://candiscarmichael.com



\$629,900



Experience the best of Southwest Florida living in this recently refreshed 3 bedroom, 2 1/2 bath single family custom designed home nestled within the prestigious and gated River Wilderness golf community. Perfectly positioned on one of the most desired lots within River Wilderness to capture breathtaking, unobstructed views of the golf course and sparkling ponds, [...]

- 3 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2594 sq ft



Courtesy of

Listing Office: LPT REALTY, LLC

Status: Active

Office ID: MFR261016803

MLS ID: MFRA4690892



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Phone: 727-888-3292
Email: RealtorCandis@gmail.com



Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/A4690892>

Basics

Bathrooms Full: 2

Date added: Added 2 hours ago

Type: Residential

Bathrooms: 3 baths

Area, sq ft: 2594 sq ft

Year built: 1986

SubdivisionName: RIVER WILDERNESS PH I

GarageSpaces: 2

Bathrooms Half: 1

Category: Single Family Residence

Bedrooms: 3 beds

Half baths: 1 half bath

Lot size, sq ft: 20081 sq ft

View: Golf Course, Water

ListOfficeName: LPT REALTY, LLC

ListAOR: mfrmls

Location Details

Township: 34

Road Surface Type: Asphalt

Elementary School: Annie Lucy Williams Elementary **Middle Or Junior School:** Lincoln Middle

High School: Parrish Community High

Property Features



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Interior Features: Ceiling Fans(s), Eat-in Kitchen, Living Room/Dining Room Combo, Primary Bedroom Main Floor, Split Bedroom, Thermostat, Walk-In Closet(s)

Flooring: Laminate, Tile

Pool Private YN: Yes

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Hurricane Shutters, Lighting, Private Mailbox, Private Yard, Rain Gutters, Sprinkler Metered

Window Features: ENERGY STAR Qualified Windows

Utilities: BB/HS Internet Available, Cable Available, Electricity Connected, Sewer Connected, Sprinkler Meter, Underground Utilities

Water Source: Public

Cooling: Central Air

Furnished: Unfurnished

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

Laundry Features: Electric Dryer Hookup, Inside, Laundry Room, Washer Hookup

Pool Features: In Ground, Lighting, Screen Enclosure

Attached Garage YN: Yes

Pets Allowed: Cats OK, Dogs OK

Roof: Shingle

Architectural Style: Ranch

View: Golf Course, Water

Sewer: Public Sewer

Heating: Electric

Lot Features: Landscaped, Near Golf Course

Property Details

Subdivision Name: RIVER WILDERNESS PH I

Levels: One

Foundation Details: Slab

Listing Terms: Cash, Conventional, FHA, VA Loan

Parcel Number: 503903700

Direction Faces: Northwest

Construction Materials: Concrete, Stucco

Association Information



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Association YN: Yes

Association Fee Frequency: Annually

Association Amenities:
Gated

Association Fee: 2452

Association Fee Includes: Guard - 24 Hour, Common Area Taxes, Escrow Reserves Fund, Management

Community Features: Deed Restrictions, Gated Community - Guard, Golf Carts OK, Golf, No Truck/RV/Motorcycle Parking

Fees&Taxes

Tax Year: 2025 **Tax Legal Description:** LOT 72 BLK A TRACT 17 RIVER WILDERNESS PHASE I
PI#5039.0370/0

Tax Lot: 72

Rooms



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Room type	Dimensions	Level	Length	Width
Great Room	21.4x21	First	21	21.4
Dining Room	10.2x14.4	First	14.4	10.2
Florida Room	30x14	First	14	30
Kitchen	19x20	First	20	19
Primary Bedroom	15.1x15.1	First	15.1	15.1
Bedroom 2	11.2x13.1	First	13.1	11.2
Bedroom 3	10.1x13.1	First	13.1	10.1
Balcony/Porch/Lanai	48.4x20	First	20	48.4
Laundry	5.1x8	First	8	5.1
Primary Bathroom		First		

Amenities & Features



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Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: Yes

CommunityFeatures: Deed Restrictions, Gated Community - Guard, Golf Carts OK, Golf, No Truck/RV/Motorcycle Parking

ExteriorFeatures: Hurricane Shutters, Lighting, Private Mailbox, Private Yard, Rain Gutters, Sprinkler Metered

Utilities: BB/HS Internet Available, Cable Available, Electricity Connected, Sewer Connected, Sprinkler Meter, Underground Utilities

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

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

WindowFeatures: ENERGY STAR Qualified Windows

PoolFeatures: In Ground, Lighting, Screen Enclosure

Features: Ceiling Fans(s), Eat-in Kitchen, Living Room/Dining Room Combo, Primary Bedroom Main Floor, Split Bedroom, Thermostat, Walk-In Closet(s)

Building Details

ArchitecturalStyle: Ranch

Heating: Electric

Roof: Shingle

NewConstructionYN: No

Exterior material: Concrete, Stucco

Miscellaneous

Ownership: Fee Simple

Other Equipment: Irrigation Equipment, Private Yard, Fuel Tank(s), Generator

Occupant Type: Vacant

Showing Requirements: Supra Lock Box, Appointment Only



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