

3896 MULLENHURST DRIVE PALM HARBOR FL 34685

<https://candiscarmichael.com>



\$1,419,999



Presenting an exceptional blend of location, luxury, and lifestyle, this quality-built home by Marc Rutenberg is situated in the coveted Myrtle Point neighborhood of Lansbrook. Rarely does a five-bedroom, four-bath executive home become available, complete with a dedicated office and a sprawling 719-square-foot media room with a private bath—ideal as an in-law suite or second [...]

- 6 beds
- 4 baths
- Residential
- Single Family Residence
- Active
- 4644 sq ft



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Courtesy of

Listing Office: PREMIER SOTHEBY'S INTL REALTY

Status: Active

Office ID: MFR260033547

MLS ID: MFRU8248503

Description

Virtual Tour:

<https://realestate.febreframeworks.com/videos/01905fb3-5a61-73bb-b7fa-a522d6bc2b4d>

Basics

Bathrooms Full: 4

Category: Single Family Residence

Bedrooms: 6 beds

Half baths: 0 half baths

Area, sq ft: 4644 sq ft

Year built: 2000

SubdivisionName: MYRTLE POINT PH 1

GarageSpaces: 3

Date added: Added 2 months ago

Type: Residential

Bathrooms: 4 baths

Floors: 2 floors

Lot size, sq ft: 22721 sq ft

View: Water

ListOfficeName: PREMIER SOTHEBY'S INTL REALTY

ListAOR: mfrmls

Location Details

Township: 27

Road Responsibility: Public Maintained Road

Middle Or Junior School: East Lake Middle School Academy of Engineering

Road Surface Type: Paved

Elementary School: Brooker Creek Elementary-PN

High School: East Lake High-PN

Property Features



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Interior Features: Cathedral Ceiling(s), Ceiling Fans(s), Crown Molding, Eat-in Kitchen, High Ceilings, Kitchen/Family Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Vaulted Ceiling(s), Walk-In Closet(s), Wet Bar, Window Treatments

Flooring: Carpet, Tile, Travertine

Patio And Porch Features: Covered, Enclosed, Front Porch, Patio, Porch, Rear Porch, Screened

Pool Features: Auto Cleaner, Heated, In Ground, Lighting, Outside Bath Access, Pool Sweep, Screen Enclosure, Self Cleaning, Tile

Spa Features: Heated, In Ground

Attached Garage YN: Yes

Pets Allowed: Yes

Roof: Shingle

Window Features: Blinds, Window Treatments

Utilities: BB/HS Internet Available, Cable Connected, Electricity Connected, Fiber Optics, Fire Hydrant, Natural Gas Connected, Sewer Connected, Street Lights, Underground Utilities, Water Connected

View: Water

Sewer: Public Sewer

Heating: Electric

Lot Features: City Limits, Landscaped, Near Golf Course, Sidewalk, Paved

Appliances: Bar Fridge, Dishwasher, Disposal, Dryer, Exhaust Fan, Gas Water Heater, Microwave, Refrigerator, Washer

Laundry Features: Inside, Laundry Room

Pool Private YN: Yes

Spa YN: Yes

Garage YN: Yes

Garage Spaces: 3

Exterior Features: French Doors, Irrigation System, Lighting, Rain Gutters, Sidewalk, Sliding Doors, Storage

Security Features: Security System, Security System Owned

Architectural Style: Traditional

Vegetation: Mature Landscaping, Trees/Landscaped

Water Source: Public

Cooling: Central Air

Furnished: Negotiable

Property Details



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Subdivision Name: MYRTLE POINT PH 1
Levels: Two
Builder Name: MARC DAVID RUTENBERG
Construction Materials: Block
Property Condition: Completed

Parcel Number: 16-27-16-59535-000-0490
Direction Faces: North
Foundation Details: Slab
Listing Terms: Cash, Conventional, VA Loan

Association Information

Association YN: Yes
Association Fee Frequency: Semi-Annually

Association Fee: 935

Fees&Taxes

Tax Year: 2023
Tax Legal Description: MYRTLE POINT PHASE 1 LOT 49

Tax Annual Amount: \$10,514
Tax Lot: 49

Green Building Info

Green Indoor Air Quality: Air Filters
MERV 10+

Green Energy Efficient: Appliances, HVAC,
Thermostat

Rooms



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Room type	Dimensions	Level	Length	Width
Great Room	20x30	First	30	20
Kitchen	18x20	First	20	18
Game Room	30x21	Second	21	30
Primary Bedroom	22x18	First	18	22

Amenities & Features

Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: Yes

Spa Features: Heated, In Ground

WindowFeatures: Blinds, Window Treatments

PoolFeatures: Auto Cleaner, Heated, In Ground, Lighting, Outside Bath Access, Pool Sweep, Screen Enclosure, Self Cleaning, Tile

Features: Cathedral Ceiling(s), Ceiling Fans(s), Crown Molding, Eat-in Kitchen, High Ceilings, Kitchen/Family Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Vaulted Ceiling(s), Walk-In Closet(s), Wet Bar, Window Treatments

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

Security Features: Security System, Security System Owned

ExteriorFeatures: French Doors, Irrigation System, Lighting, Rain Gutters, Sidewalk, Sliding Doors, Storage

Utilities: BB/HS Internet Available, Cable Connected, Electricity Connected, Fiber Optics, Fire Hydrant, Natural Gas Connected, Sewer Connected, Street Lights, Underground Utilities, Water Connected

Amenities: Bar Fridge, Dishwasher, Disposal, Dryer, Exhaust Fan, Gas Water Heater, Microwave, Refrigerator, Washer

Building Details



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ArchitecturalStyle: Traditional

NewConstructionYN: No

Heating: Electric

Exterior material: Block

Roof: Shingle

Miscellaneous

Ownership: Fee Simple **Disclosures:** HOA/PUD/Condo Disclosure, Seller Property Disclosure

Occupant Type: Owner **Showing Requirements:** Appointment Only, Call Listing Agent, Lock Box Electronic, ShowingTime



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