



OPEN LAYOUT!!! Nestled on NEARLY AN ACRE shaded by beautiful mature oaks, this 2023 CUSTOM-BUILT 3-bedroom, 2-bath home offers a rare blend of PRIVACY and WATERFRONT living. With direct access to Lake Toho, you can enjoy boating, fishing, or simply relaxing by the water's edge. NO HOA, you're free to store your RV, boat, or [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1460 sq ft



Courtesy of

**Listing Office:** MARK SPAIN REAL ESTATE

**Status:** Active

**Office ID:** MFR261019292

**MLS ID:** MFRTB8435477



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Email: RealtorCandis@gmail.com



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## Basics

**Bathrooms Full:** 2

**Category:** Single Family Residence

**Bedrooms:** 3 beds

**Half baths:** 0 half baths

**Area, sq ft:** 1460 sq ft

**Year built:** 2023

**Date added:** Added 3 hours ago

**Type:** Residential

**Bathrooms:** 2 baths

**Floors:** 1 floor

**Lot size, sq ft:** 39640 sq ft

**SubdivisionName:** RUNNYMEDE NORTH HALF TOWN OF

**ListOfficeName:** MARK SPAIN REAL ESTATE **GarageSpaces:** 2

**ListAOR:** mfrmls

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## Location Details

**Township:** 25S

**Road Surface Type:** Gravel

**Elementary School:** Narcoossee Elementary **Middle Or Junior School:** Narcoossee Middle

**High School:** Harmony High

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## Property Features



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**Interior Features:** Ceiling Fans(s), Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Split Bedroom, Thermostat, Tray Ceiling(s), Walk-In Closet(s)

**Flooring:** Luxury Vinyl, Tile

**Patio And Porch Features:** Rear Porch, Screened

**Waterfront Features:** Lake Front

**Attached Garage YN:** Yes

**Pets Allowed:** Yes

**Roof:** Shingle

**Water Source:** Public

**Cooling:** Central Air

**Appliances:** Dishwasher, Disposal, Microwave, Range, Refrigerator

**Laundry Features:** Inside

**Waterfront YN:** Yes

**Garage YN:** Yes

**Garage Spaces:** 2

**Exterior Features:** Lighting, Private Mailbox, Sidewalk

**Utilities:** Electricity Connected, Water Connected

**Sewer:** Septic Tank

**Heating:** Central, Electric

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## Property Details

**Subdivision Name:** RUNNYMEDE NORTH HALF TOWN OF

**Levels:** One

**Foundation Details:** Slab

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

**Parcel Number:** 29-25-31-4910-0009-0072

**Direction Faces:** East

**Construction Materials:** Block, Stucco

**Property Condition:** Completed

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## Fees&Taxes

**Tax Year:** 2024

**Tax Annual Amount:**  
\$6,220

**Tax Legal Description:** TOWN OF RUNNYMEDE PB 1 PGS 4 & 5 COM AT NE COR OF LOT 7 BLK 9, S 100 FT MOL ALONG W LINE OF KETCH RD R/W TO S LINE OF LOT 7, N81-32-07W 349.88 FT MOL TO E LAKE TOHO, N 100 FT MOL, S81-22-11E 100.67 FT, N08-59-38E 6.31 FT, S81-00-22E 100.20 FT, S08-59-38W 6.94 FT, S81-22-11E 149.02 FT TO W LINE OF KETCH RD R/W AND TO POB

**Tax Lot:** 7



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# Rooms

| Room type        | Level |
|------------------|-------|
| Primary Bedroom  | First |
| Primary Bathroom | First |
| Living Room      | First |
| Kitchen          | First |

# Amenities & Features

- Waterfront available:** Yes

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**ExteriorFeatures:** Lighting, Private Mailbox, Sidewalk

**Features:** Ceiling Fans(s), Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Split Bedroom, Thermostat, Tray Ceiling(s), Walk-In Closet(s)
- GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**Utilities:** Electricity Connected, Water Connected

**Amenities:** Dishwasher, Disposal, Microwave, Range, Refrigerator

# Building Details

- NewConstructionYN:** No

**Exterior material:** Block, Stucco
- Heating:** Central, Electric

**Roof:** Shingle

# Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:**  
Owner

**Showing Requirements:** Appointment Only, Combination Lock Box,  
ShowingTime



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