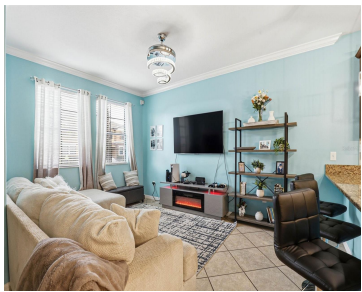


# 4390 FENNWOOD COURT WESLEY CHAPEL FL 33543

<https://candiscarmichael.com>



Welcome to this beautifully maintained 3-bedroom, 2.5-bathroom townhouse offering one of the larger floor plans available in the community. MOTIVATED SELLER OFFERING \$5,000.00 TOWARDS YOUR COST!! Designed for both comfort and functionality, this home features a spacious layout plus a versatile bonus room—perfect for a home office, media room, or additional living space. The primary [...]

- 3 beds
- 3 baths
- Residential
- Townhouse
- Active
- 1853 sq ft



## Courtesy of

**Listing Office:** CHARLES RUTENBERG REALTY INC

**Status:** Active

**Office ID:** MFR260000779

**MLS ID:** MFRTB8495165



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



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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:** 0 sq ft

**View:** Trees/Woods

**ListOfficeName:** CHARLES RUTENBERG REALTY INC

**Bathrooms Half:** 1

**Category:** Townhouse

**Bedrooms:** 3 beds

**Half baths:** 1 half bath

**Area, sq ft:** 1853 sq ft

**Year built:** 2015

**SubdivisionName:** MEADOW POINTE IV

**ListAOR:** mfrmls

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## Location Details

**Township:** 26

**Elementary School:** Double Branch Elementary

**High School:** Wesley Chapel High-PO

**Road Surface Type:** Asphalt

**Middle Or Junior School:** Thomas E  
Weightman Middle-PO

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## Property Features



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**Interior Features:** Ceiling Fans(s), Crown Molding, In Wall Pest System, Kitchen/Family Room Combo, Open Floorplan, Primary Bedroom Main Floor, Stone Counters, Thermostat, Walk-In Closet(s)

**Flooring:** Carpet, Ceramic Tile

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

**Pets Allowed:** Yes

**Roof:** Shingle

**Window Features:** Blinds

**Utilities:** BB/HS Internet Available, Cable Connected, Electricity Connected, Water Connected

**View:** Trees/Woods

**Sewer:** Public Sewer

**Heating:** Electric

**Lot Features:** Conservation Area, Sidewalk, Paved

**Appliances:** Cooktop, Dishwasher, Disposal, Dryer, Electric Water Heater, Microwave, Range, Refrigerator, Washer, Water Filtration System

**Laundry Features:** Laundry Closet, Upper Level

**Parking Features:** Assigned, Guest

**Exterior Features:** Sliding Doors

**Security Features:** Gated Community

**Architectural Style:** Florida, Traditional

**Vegetation:** Mature Landscaping

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Unfurnished

---

## Property Details

**Subdivision Name:** MEADOW POINTE IV

**Levels:** Two

**Foundation Details:** Slab

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

**Parcel Number:** 15-26-20-0060-00700-0040

**Direction Faces:** West

**Construction Materials:** Block, Stucco

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## Association Information

**Association YN:** Yes

**Association Fee Frequency:** Monthly

**Association Amenities:** Basketball Court, Clubhouse, Fitness Center, Park, Playground, Pool, Tennis Court(s)

**Association Fee:** 247

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

**Community Features:** Deed Restrictions



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## Fees&Taxes

**Tax Year:** 2025

**Tax Annual Amount:** \$6,424

**Tax Other Annual Assessment Amount:** 2282

**Tax Legal Description:** MEADOW POINTE IV PARCEL "I"  
PB 69 PG 132 BLOCK 7 LOT 4 OR 9210 PG 3004

**Tax Lot:** 4

## Rooms

Room type	Dimensions	Level	Length	Width
Kitchen	10x11	First	11	10
Primary Bedroom	12x15	First	15	12
Living Room	11x16	First	16	11
Dining Room	8x10	First	10	8
Bedroom 2	12x15	First	15	12
Bedroom 3	11x15	Second	15	11
Bonus Room	12x17	Second	17	12

## Amenities & Features



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**Waterfront available:** No

**AttachedGarageYN:** No

**PoolPrivateYN:** No

**Security Features:** Gated Community

**WindowFeatures:** Blinds

**Utilities:** BB/HS Internet Available, Cable Connected, Electricity Connected, Water Connected

**Amenities:** Cooktop, Dishwasher, Disposal, Dryer, Electric Water Heater, Microwave, Range, Refrigerator, Washer, Water Filtration System

**GarageYN:** No

**FireplaceYN:** No

**Cooling:** Central Air

**CommunityFeatures:** Deed Restrictions

**ExteriorFeatures:** Sliding Doors

**Features:** Ceiling Fans(s), Crown Molding, In Wall Pest System, Kitchen/Family Room Combo, Open Floorplan, Primary Bedroom Main Floor, Stone Counters, Thermostat, Walk-In Closet(s)

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## Building Details

**ArchitecturalStyle:** Florida, Traditional

**Heating:** Electric

**Roof:** Shingle

**NewConstructionYN:** No

**Exterior material:** Block, Stucco

**Parking:** Assigned, Guest

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## Miscellaneous

**Ownership:** Fee Simple

**Showing Requirements:** Supra Lock Box, ShowingTime

**Occupant Type:** Owner



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