

4938 GRAND BANKS DRIVE WIMAUMA FL 33598

https://candiscarmichael.com



YOUR OPPORTUNITY TO LIVE IN VALENCIA LAKES JUST GOT BETTER – THIS HOME IS PRICED TO SELL! This ARUBA model is just one of nine in all of Valencia Lakes, Tampa Bay’s premier 55+ Active Adult Community. This ARUBA has 2,362SF under air and sits on an exceptional lot with a gorgeous Northwest water-view providing [...]

- 2 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2362 sq ft



Courtesy of

**Listing Office:** DALTON WADE INC

**Status:** Active

**Office ID:** MFR260031661

**MLS ID:** MFRTB8429976



Call us now

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



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## Description

**Virtual Tour:** <https://www.propertypanorama.com/instaview/stellar/TB8429976>

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## Basics

**Bathrooms Full:** 3

**Category:** Single Family Residence

**Bedrooms:** 2 beds

**Half baths:** 0 half baths

**Area, sq ft:** 2362 sq ft

**Year built:** 2018

**SubdivisionName:** VALENCIA LAKES TR O

**GarageSpaces:** 2

**Date added:** Added 3 hours ago

**Type:** Residential

**Bathrooms:** 3 baths

**Floors:** 1 floor

**Lot size, sq ft:** 7995 sq ft

**View:** Water

**ListOfficeName:** DALTON WADE INC

**ListAOR:** mfrmls

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## Location Details

**Township:** 32

**Road Responsibility:** Private Maintained Road

**Road Surface Type:** Paved

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## Property Features



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**Interior Features:** Ceiling Fans(s), Eat-in Kitchen, High Ceilings, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Thermostat, Tray Ceiling(s), Walk-In Closet(s), Window Treatments

**Flooring:** Brick, Carpet, Ceramic Tile

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

**Waterfront Features:** Pond

**Garage YN:** Yes

**Garage Spaces:** 2

**Exterior Features:** Private Mailbox, Rain Gutters, Sidewalk, Sliding Doors

**Security Features:** Fire Alarm, Gated Community, Key Card Entry, Secured Garage/Parking, Security Gate, Security System, Smoke Detector(s)

**Architectural Style:** Florida

**View:** Water

**Sewer:** Public Sewer

**Heating:** Electric, Heat Pump

**Accessibility Features:** Accessible Entrance

**Appliances:** Convection Oven, Dishwasher, Disposal, Dryer, Electric Water Heater, Microwave, Range, Refrigerator, Washer

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

**Waterfront YN:** Yes

**Parking Features:** Garage Door Opener, Ground Level

**Attached Garage YN:** Yes

**Pets Allowed:** Breed Restrictions, Cats OK, Dogs OK

**Roof:** Tile

**Window Features:** Aluminum Frames, Blinds, Double Pane Windows, Drapes, Insulated Windows, Rods, Shades, Storm Window(s), Window Treatments

**Utilities:** BB/HS Internet Available, Cable Connected, Electricity Connected, Fiber Optics, Fire Hydrant, Phone Available, Public, Sewer Connected, Sprinkler Recycled, Underground Utilities, Water Connected

**Water Source:** Canal/Lake For Irrigation, Public

**Cooling:** Central Air, Humidity Control

**Lot Features:** Cleared, In County, Landscaped, Sidewalk, Paved, Private

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## Property Details

**Subdivision Name:** VALENCIA LAKES TR O

**Levels:** One

**Builder Name:** GL HOMES

**Foundation Details:** Slab

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

**Parcel Number:** U-05-32-20-A4T-000000-00012.0

**Direction Faces:** South

**Builder Model:** ARUBA

**Construction Materials:** Block, Concrete



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## Association Information

**Association YN:** Yes

**Association Fee:** 1740

**Association Fee Frequency:**  
Quarterly

**Association Fee Includes:** Guard - 24 Hour, Cable TV, Common Area Taxes, Pool, Escrow Reserves Fund, Internet, Management, Private Road, Recreational Facilities

**Association Amenities:** Basketball Court, Cable TV, Clubhouse, Fence Restrictions, Fitness Center, Gated, Lobby Key Required, Pickleball Court(s), Pool, Recreation Facilities, Sauna, Security, Shuffleboard Court, Spa/Hot Tub, Tennis Court(s)

**Community Features:** Clubhouse, Deed Restrictions, Dog Park, Fitness Center, Gated Community - Guard, Irrigation-Reclaimed Water, Pool, Restaurant, Sidewalks, Tennis Court(s), Street Lights

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## Fees&Taxes

**Tax Year:** 2024

**Tax Annual Amount:** \$6,786

**Tax Legal Description:** VALENCIA LAKES TRACT O LOT 12

**Tax Lot:** 12

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## Green Building Info

**Green Water Conservation:** Drip Irrigation, Gray Water System, Irrig. System-Rainwater from Ponds, Water Recycling

**Green Indoor Air Quality:**  
Air Filters MERV 10+

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## Rooms



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Room type	Level
Great Room	First
Kitchen	First
Dining Room	First
Den	First
Primary Bedroom	First
Primary Bathroom	First
Primary Bathroom	First
Bedroom 2	First
Bathroom 3	First
Laundry	First
Balcony/Porch/Lanai	First

## Amenities & Features



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**Waterfront available:** Yes

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**Security Features:** Fire Alarm, Gated Community, Key Card Entry, Secured Garage/Parking, Security Gate, Security System, Smoke Detector(s)

**WindowFeatures:** Aluminum Frames, Blinds, Double Pane Windows, Drapes, Insulated Windows, Rods, Shades, Storm Window(s), Window Treatments

**Utilities:** BB/HS Internet Available, Cable Connected, Electricity Connected, Fiber Optics, Fire Hydrant, Phone Available, Public, Sewer Connected, Sprinkler Recycled, Underground Utilities, Water Connected

**Amenities:** Convection Oven, Dishwasher, Disposal, Dryer, Electric Water Heater, Microwave, Range, Refrigerator, Washer

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air, Humidity Control

**CommunityFeatures:** Clubhouse, Deed Restrictions, Dog Park, Fitness Center, Gated Community - Guard, Irrigation-Reclaimed Water, Pool, Restaurant, Sidewalks, Tennis Court(s), Street Lights

**ExteriorFeatures:** Private Mailbox, Rain Gutters, Sidewalk, Sliding Doors

**Features:** Ceiling Fans(s), Eat-in Kitchen, High Ceilings, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Thermostat, Tray Ceiling(s), Walk-In Closet(s), Window Treatments

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## Building Details

**ArchitecturalStyle:** Florida

**Heating:** Electric, Heat Pump

**Roof:** Tile

**NewConstructionYN:** No

**Exterior material:** Block, Concrete

**Parking:** Garage Door Opener, Ground Level

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## Miscellaneous

**Ownership:** Fee Simple

**Other Equipment:** Irrigation Equipment

**Occupant Type:** Owner

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



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