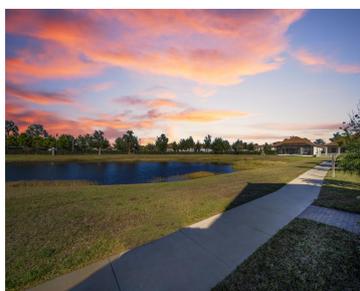


# 5314 STOIC VALE DRIVE WIMAUMA FL 33598

<https://candiscarmichael.com>



\$340,000



Welcome to Medley at Southshore Bay, a premier 55+, non-flood zone, pet-friendly community offering a carefree, golf cart-friendly lifestyle just steps from the Medley Clubhouse and the stunning 5-acre Crystal Lagoon with swimming, kayaking, paddleboarding, and a swim-up bar. Built in 2020 and impeccably maintained, this 2-bedroom, 2.5-bath home impresses from the start with the [...]

- 2 beds
- 3 baths
- Residential
- Townhouse
- Active
- 1713 sq ft



## Courtesy of

**Listing Office:** COASTAL PROPERTIES GROUP INTERNATIONAL

**Status:** Active

**Office ID:** MFR260031031

**MLS ID:** MFRTB8468533



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Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



---

## Description

**Virtual Tour:** <https://virtual-tour.aryeo.com/sites/okopzmg/unbranded>

---

## Basics

**Bathrooms Full:** 2

**Date added:** Added 4 hours ago

**Type:** Residential

**Bathrooms:** 3 baths

**Floors:** 1 floor

**Lot size, sq ft:** 3368 sq ft

**View:** Water

**ListOfficeName:** COASTAL PROPERTIES GROUP  
INTERNATIONAL

**ListAOR:** mfrmls

**Bathrooms Half:** 1

**Category:** Townhouse

**Bedrooms:** 2 beds

**Half baths:** 1 half bath

**Area, sq ft:** 1713 sq ft

**Year built:** 2020

**SubdivisionName:** FOREST BROOKE ACTIVE  
ADULT PH

**GarageSpaces:** 2

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## Location Details

**Township:** 32

**Road Responsibility:** Private Maintained Road

**Road Surface Type:** Paved

---

## Property Features



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**Interior Features:** Ceiling Fans(s), High Ceilings, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Walk-In Closet(s)

**Flooring:** Carpet, Tile

**Patio And Porch Features:** Rear Porch

**Waterfront Features:** Pond

**Garage YN:** Yes

**Garage Spaces:** 2

**Exterior Features:** Hurricane Shutters, Lighting

**Architectural Style:** Florida, Mediterranean

**Vegetation:** Mature Landscaping

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Unfurnished

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

**Laundry Features:** Laundry Room

**Waterfront YN:** Yes

**Parking Features:** Driveway, Garage Door Opener, Golf Cart Garage

**Attached Garage YN:** Yes

**Pets Allowed:** Breed Restrictions, Number Limit

**Roof:** Tile

**Utilities:** BB/HS Internet Available, Electricity Connected, Public, Sewer Connected, Underground Utilities, Water Connected

**View:** Water

**Sewer:** Public Sewer

**Heating:** Central, Electric

**Lot Features:** Landscaped, Paved, Private

---

## Property Details

**Subdivision Name:** FOREST BROOKE  
ACTIVE ADULT PH

**Levels:** One

**Foundation Details:** Slab

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

**Parcel Number:** U-17-32-20-C0Q-000022-00009.0

**Direction Faces:** South

**Construction Materials:** Block, Stucco

**Property Condition:** Completed

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## Association Information



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**Association YN:** Yes

**Association Fee Frequency:** Monthly

**Association Amenities:** Clubhouse, Fitness Center, Gated, Pickleball Court(s), Pool, Recreation Facilities, Security, Tennis Court(s), Trail(s)

**Association Fee:** 540

**Association Fee Includes:** Guard - 24 Hour, Pool, Internet, Maintenance Structure, Maintenance Grounds, Private Road, Recreational Facilities, Security, Trash

**Community Features:** Association Recreation - Owned, Buyer Approval Required, Clubhouse, Community Mailbox, Deed Restrictions, Dog Park, Fitness Center, Gated Community - Guard, Gated Community - No Guard, Golf Carts OK, Irrigation-Reclaimed Water, Pool, Restaurant, Sidewalks, Tennis Court(s), Street Lights

---

## Fees&Taxes

**Tax Year:** 2024

**Tax Other Annual Assessment Amount:** 547

**Tax Lot:** 9

**Tax Annual Amount:** \$3,417

**Tax Legal Description:** FOREST BROOKE ACTIVE ADULT PHASE 2B AND 3 LOT 9 BLOCK 22

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## Rooms



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Room type	Dimensions	Level	Length	Width
Kitchen	18x13	First	13	18
Dining Room	13x9	First	9	13
Living Room	14x16	First	16	14
Primary Bedroom	13x14	First	14	13
Loft	12x10	Second	10	12
Bedroom 2	12x10	Second	10	12
Balcony/Porch/Lanai	12x9	First	9	12

---

## Amenities & Features



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**Waterfront available:** Yes

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**CommunityFeatures:** Association Recreation - Owned, Buyer Approval Required, Clubhouse, Community Mailbox, Deed Restrictions, Dog Park, Fitness Center, Gated Community - Guard, Gated Community - No Guard, Golf Carts OK, Irrigation-Reclaimed Water, Pool, Restaurant, Sidewalks, Tennis Court(s), Street Lights

**Utilities:** BB/HS Internet Available, Electricity Connected, Public, Sewer Connected, Underground Utilities, Water Connected

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

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**ExteriorFeatures:** Hurricane Shutters, Lighting

**Features:** Ceiling Fans(s), High Ceilings, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Walk-In Closet(s)

---

## Building Details

**ArchitecturalStyle:** Florida, Mediterranean

**Heating:** Central, Electric

**Roof:** Tile

**NewConstructionYN:** No

**Exterior material:** Block, Stucco

**Parking:** Driveway, Garage Door Opener, Golf Cart Garage

---

## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:**  
Vacant

**Showing Requirements:** Combination Lock Box, Gate Code Required, ShowingTime



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