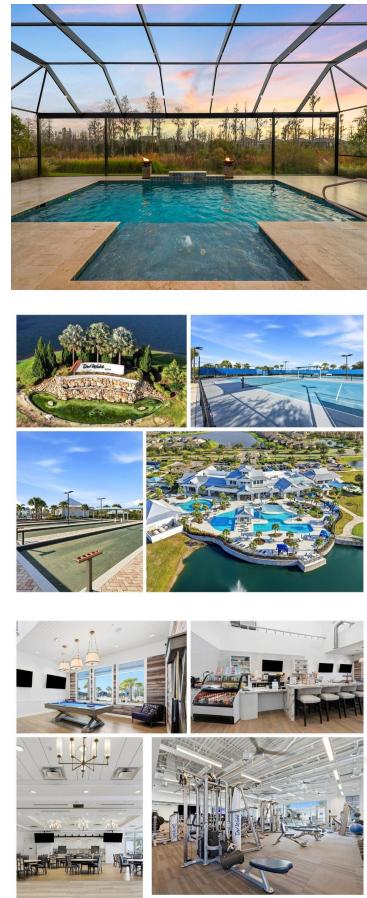


5356 BLUE CRUSH BEND LAND O LAKES FL 34638

<https://candiscarmichael.com>



Live the Florida lifestyle in this exceptional Echelon Series home located in the highly sought-after gated Del Webb 55+ community in Land O' Lakes. Designed for active adult living, this move-in-ready home offers luxury, connection, and resort-style amenities where neighbors become friends and every day brings the option to relax or stay socially engaged. Del [...]

- 2 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2300 sq ft



Courtesy of

Listing Office: LPT REALTY, LLC

Status: Active

Office ID: MFR261016803

MLS ID: MFRTB8466213

Description



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Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Basics

Bathrooms Full: 2

Date added: Added 4 hours ago

Type: Residential

Bathrooms: 3 baths

Floors: 1 floor

Lot size, sq ft: 9182 sq ft

View: Trees/Woods

ListOfficeName: LPT REALTY, LLC

ListAOR: mfrmls

Bathrooms Half: 1

Category: Single Family Residence

Bedrooms: 2 beds

Half baths: 1 half bath

Area, sq ft: 2300 sq ft

Year built: 2022

SubdivisionName: DEL WEBB BEXLEY PH 38

GarageSpaces: 3

Location Details

Township: 26S

Road Surface Type: Asphalt

Elementary School: Bexley Elementary School

Middle Or Junior School: Charles S. Rushe Middle-PO

High School: Sunlake High School-PO

Property Features



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Interior Features: Ceiling Fans(s), Coffered Ceiling(s), Crown Molding, Dry Bar, High Ceilings, In Wall Pest System, Open Floorplan, Primary Bedroom Main Floor, Split Bedroom, Tray Ceiling(s), Walk-In Closet(s), Window Treatments

Flooring: Ceramic Tile, Luxury Vinyl

Pool Private YN: Yes

Garage YN: Yes

Garage Spaces: 3

Exterior Features: Hurricane Shutters, Rain Gutters, Sidewalk, Sliding Doors

Utilities: BB/HS Internet Available, Cable Available, Electricity Connected, Natural Gas Connected, Sewer Connected, Underground Utilities, Water Connected

Water Source: Public

Cooling: Central Air

Furnished: Unfurnished

Appliances: Bar Fridge, Built-In Oven, Convection Oven, Cooktop, Dishwasher, Disposal, Microwave, Range Hood, Refrigerator, Tankless Water Heater, Water Filtration System

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

Pool Features: Gunite, Heated, In Ground, Lighting, Salt Water, Screen Enclosure

Attached Garage YN: Yes

Pets Allowed: Yes

Roof: Shingle

View: Trees/Woods

Sewer: Public Sewer

Heating: Central

Lot Features: Conservation Area

Property Details

Subdivision Name: DEL WEBB BEXLEY PH 38

Levels: One

Builder Name: Pulte

Foundation Details: Slab

Listing Terms: Cash, Conventional, VA Loan

Parcel Number: 10-26-18-0050-03100-0100

Direction Faces: North

Builder Model: Stardom

Construction Materials: Block, Stone, Stucco

Association Information



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Email: RealtorCandis@gmail.com



Association YN: Yes

Association Fee Frequency:

Monthly

Association Amenities: Cable TV, Clubhouse, Fitness Center, Gated, Maintenance, Pickleball Court(s), Pool, Shuffleboard Court, Spa/Hot Tub, Tennis Court(s)

Association Fee: 530

Association Fee Includes: Pool, Internet, Maintenance Grounds, Recreational Facilities

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

Fees&Taxes

Tax Year: 2024

Tax Other Annual Assessment Amount: 1710

Tax Lot: 10

Tax Annual Amount: \$10,825

Tax Legal Description: DEL WEBB BEXLEY PHASE 3B PB 85 PG 049 BLOCK 31 LOT 10

Rooms



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Room type	Dimensions	Level	Length	Width
Living Room	18x18	First	18	18
Dining Room	9x13	First	13	9
Primary Bedroom	15x13	First	13	15
Bedroom 2	14x14	First	14	14
Den	14x16	First	16	14
Laundry	8x13	First	13	8
Kitchen		First		

Amenities & Features



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Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: Yes

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

PoolFeatures: Gunite, Heated, In Ground, Lighting, Salt Water, Screen Enclosure

Features: Ceiling Fans(s), Coffered Ceiling(s), Crown Molding, Dry Bar, High Ceilings, In Wall Pest System, Open Floorplan, Primary Bedroom Main Floor, Split Bedroom, Tray Ceiling(s), Walk-In Closet(s), Window Treatments

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

ExteriorFeatures: Hurricane Shutters, Rain Gutters, Sidewalk, Sliding Doors

Utilities: BB/HS Internet Available, Cable Available, Electricity Connected, Natural Gas Connected, Sewer Connected, Underground Utilities, Water Connected

Amenities: Bar Fridge, Built-In Oven, Convection Oven, Cooktop, Dishwasher, Disposal, Microwave, Range Hood, Refrigerator, Tankless Water Heater, Water Filtration System

Building Details

NewConstructionYN: No

Exterior material: Block, Stone, Stucco

Heating: Central

Roof: Shingle

Miscellaneous

Ownership: Fee Simple

Occupant Type: Vacant

Other Equipment: Irrigation Equipment

Showing Requirements: Supra Lock Box, Other



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