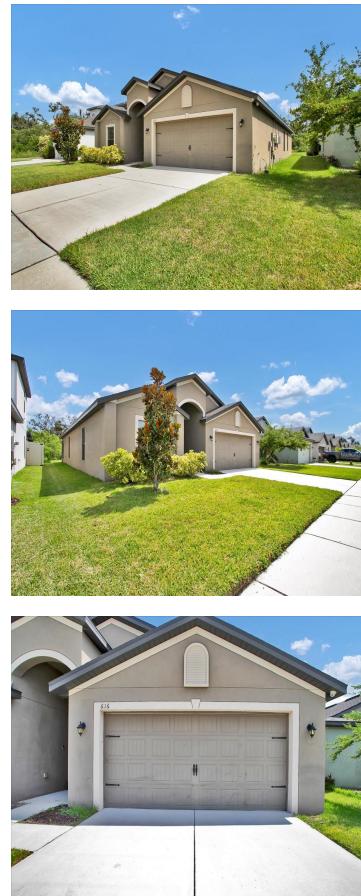


616 CHATHAM WALK DRIVE RUSKIN FL 33570

<https://candiscarmichael.com>



Priced for Immediate Sale — Seller Open to Closing Cost Assistance Move-in ready 4-bedroom, 2-bath home in the Wynmere West community, built in 2017. This home features an open split-bedroom layout, spacious kitchen with breakfast bar, screened lanai with pond and conservation views, and a 2-car garage. The home is competitively priced and the seller [...]

- 4 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1839 sq ft



Courtesy of

Listing Office: CHARLES RUTENBERG REALTY INC

Status: Active

Office ID: MFR260000779

MLS ID: MFRTB8414997



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Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/TB8414997>

Basics

Bathrooms Full: 2

Category: Single Family Residence

Bedrooms: 4 beds

Half baths: 0 half baths

Lot size, sq ft: 5500 sq ft

View: Water

ListOfficeName: CHARLES RUTENBERG REALTY INC

ListAOR: mfrmls

Date added: Added 3 hours ago

Type: Residential

Bathrooms: 2 baths

Area, sq ft: 1839 sq ft

Year built: 2017

SubdivisionName: WYNNMERE WEST PH 1

GarageSpaces: 2

Location Details

Township: 32

Elementary School: Thompson Elementary

High School: Lennard-HB

Road Surface Type: Asphalt

Middle Or Junior School: Shields-HB

Property Features



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Interior Features: Ceiling Fans(s), Kitchen/Family Room Combo, Open Floorplan, Split Bedroom, Thermostat, Walk-In Closet(s), Window Treatments

Flooring: Carpet, Laminate

Patio And Porch Features: Patio, Rear Porch, Screened

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Private Mailbox, Sidewalk

Security Features: Smoke Detector(s)

Utilities: BB/HS Internet Available, Cable Available, Sprinkler Meter

View: Water

Sewer: Public Sewer

Heating: Central

Appliances: Cooktop, Dishwasher, Disposal, Dryer, Microwave, Range, Range Hood, Refrigerator, Washer

Laundry Features: Inside, Laundry Room

Parking Features: Driveway, Garage Door Opener

Attached Garage YN: Yes

Pets Allowed: Yes

Roof: Shingle

Window Features: Blinds, Drapes

Vegetation: Trees/Landscaped

Water Source: Public

Cooling: Central Air

Lot Features: Sidewalk

Property Details

Subdivision Name: WYNNMERE WEST PH 1

Parcel Number: U-05-32-19-A01-000001-00047.0

Levels: One

Direction Faces: North

Foundation Details: Slab

Construction Materials: Block, Stucco

Listing Terms: Cash, Conventional

Property Condition: Completed

Association Information

Association YN: Yes

Association Fee: 363

Association Fee Frequency: Annually **Community Features:** Clubhouse, Dog Park, Pool

Fees & Taxes



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Tax Year: 2024

Tax Annual Amount: \$6,052

Tax Legal Description: WYNNMERE WEST PHASE 1 LOT 47
BLOCK 1

Tax Lot: 47

Green Building Info

Green Energy Generation: Solar

Green Energy Efficient: Roof

Rooms

Room type	Dimensions	Level	Length	Width
Primary Bedroom	15x12	First	12	15
Bathroom 2	11x10	First	10	11
Bathroom 3	11x10	First	10	11
Bathroom 4	10x8	First	8	10
Kitchen	12x14	First	14	12
Great Room	17x15	First	15	17
Living Room	19x11	First	11	19

Amenities & Features



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Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

Security Features: Smoke Detector(s)

WindowFeatures: Blinds, Drapes

Utilities: BB/HS Internet Available, Cable Available, Sprinkler Meter

Amenities: Cooktop, Dishwasher, Disposal, Dryer, Microwave, Range, Range Hood, Refrigerator, Washer

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

CommunityFeatures: Clubhouse, Dog Park, Pool

ExteriorFeatures: Private Mailbox, Sidewalk

Features: Ceiling Fans(s), Kitchen/Family Room Combo, Open Floorplan, Split Bedroom, Thermostat, Walk-In Closet(s), Window Treatments

Building Details

NewConstructionYN: No

Exterior material: Block, Stucco

Parking: Driveway, Garage Door Opener

Heating: Central

Roof: Shingle

Miscellaneous

Ownership: Fee Simple

Other Equipment: Irrigation Equipment

Occupant Type: Owner

Showing Requirements: Supra Lock Box



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