

# 6407 ROSEFINCH COURT LAKEWOOD RANCH FL 34202

<https://candiscarmichael.com>



\$295,000

One or more photo(s) has been virtually staged. \*Price Reduced!\* This ideally situated 3 bed, 2.5 bath, 2 car condo with a townhouse feel is a true commuters dream...located just three miles from I-75 and four miles from Lakewood Ranch's thriving Main Street, you just can't beat the value! Step inside to experience the many [...]

- 3 beds
- 3 baths
- Residential
- Townhouse
- Active
- 1691 sq ft



## Courtesy of

**Listing Office:** COLDWELL BANKER REALTY

**Status:** Active

**Office ID:** MFR639511

**MLS ID:** MFRTB8481130



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



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## Basics

**Unit Number:** 104

**Bathrooms Half:** 1

**Category:** Townhouse

**Bedrooms:** 3 beds

**Half baths:** 1 half bath

**Area, sq ft:** 1691 sq ft

**Year built:** 2002

**View:** Trees/Woods

**ListOfficeName:** COLDWELL BANKER REALTY **GarageSpaces:** 2

**ListAOR:** mfrmls

**Bathrooms Full:** 2

**Date added:** Added 2 hours ago

**Type:** Residential

**Bathrooms:** 3 baths

**Floors:** 2 floors

**Lot size, sq ft:** 321376 sq ft

**UnitNumber:** 104

**SubdivisionName:** SUMMERFIELD HOLLOW PH  
1-A & 1-B

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## Location Details

**Township:** 35S

**Road Surface Type:** Paved

**Elementary School:** Braden River Elementary **Middle Or Junior School:** Braden River Middle

**High School:** Lakewood Ranch High

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## Property Features



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**Interior Features:** Ceiling Fans(s), High Ceilings, Primary Bedroom Main Floor, Solid Surface Counters, Solid Wood Cabinets, Stone Counters, Thermostat, Vaulted Ceiling(s), Walk-In Closet(s)

**Flooring:** Ceramic Tile, Luxury Vinyl

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

**Garage YN:** Yes

**Garage Spaces:** 2

**Exterior Features:** Private Entrance, Sidewalk, Sliding Doors

**Utilities:** Cable Connected, Electricity Connected, Public, Sewer Connected, Underground Utilities, Water Connected

**View:** Trees/Woods

**Sewer:** Public Sewer

**Heating:** Central, Electric

**Lot Features:** Landscaped, Sidewalk, Street Dead-End, Paved

**Appliances:** Dishwasher, Electric Water Heater, Microwave, Range, Refrigerator

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

**Parking Features:** Garage Door Opener

**Attached Garage YN:** Yes

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

**Roof:** Shingle

**Vegetation:** Oak Trees, Trees/Landscaped

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Unfurnished

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## Property Details

**Subdivision Name:** SUMMERFIELD HOLLOW PH 1-A & 1-B

**Levels:** Two

**Foundation Details:** Slab

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

**Parcel Number:** 584190009

**Direction Faces:** West

**Construction Materials:** Block, Wood Siding

**Property Condition:** Completed

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## Association Information



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**Association YN:** Yes

**Association Fee Frequency:** Monthly

**Association Fee:** 544

**Association Fee Includes:** Cable TV, Common Area Taxes, Escrow Reserves Fund, Insurance, Internet, Maintenance Structure, Maintenance Grounds, Management, Pest Control, Sewer, Trash, Water

**Community Features:** Buyer Approval Required, Community Mailbox, Deed Restrictions, Irrigation-Reclaimed Water, Park, Playground, Sidewalks, Tennis Court(s), Street Lights

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## Fees&Taxes

**Tax Year:** 2024

**Tax Annual Amount:** \$5,630

**Tax Other Annual Assessment Amount:** 1283

**Tax Legal Description:** BLDG 6407 UNIT 104  
SUMMERFIELD HOLLOW PHASE 1A & 1B, A CONDO  
PI#5841.9000/9

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## Rooms



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Room type	Dimensions	Level	Length	Width
Kitchen	10x13	First	13	10
Living Room	15x15	First	15	15
Dining Room	10x14	First	14	10
Dinette	10x8	First	8	10
Primary Bedroom	12x15	Second	15	12
Bedroom 2	11x10	Second	10	11
Bedroom 3	10x14	Second	14	10

## Amenities & Features

**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**CommunityFeatures:** Buyer Approval Required, Community Mailbox, Deed Restrictions, Irrigation-Reclaimed Water, Park, Playground, Sidewalks, Tennis Court(s), Street Lights

**Utilities:** Cable Connected, Electricity Connected, Public, Sewer Connected, Underground Utilities, Water Connected

**Amenities:** Dishwasher, Electric Water Heater, Microwave, Range, Refrigerator

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**ExteriorFeatures:** Private Entrance, Sidewalk, Sliding Doors

**Features:** Ceiling Fans(s), High Ceilings, Primary Bedroom Main Floor, Solid Surface Counters, Solid Wood Cabinets, Stone Counters, Thermostat, Vaulted Ceiling(s), Walk-In Closet(s)



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## Building Details

**NewConstructionYN:** No

**Exterior material:** Block, Wood Siding

**Parking:** Garage Door Opener

**Heating:** Central, Electric

**Roof:** Shingle

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## Miscellaneous

**Ownership:** Condominium

**Occupant Type:** Vacant

**Other Equipment:** Private Entrance

**Showing Requirements:** Supra Lock Box, Appointment Only, See Remarks, ShowingTime



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