

# 6751 BOULDER RUN LOOP WESLEY CHAPEL FL 33545

<https://candiscarmichael.com>



Move-in ready waterfront home in the highly sought-after Oak Creek community! This beautifully maintained 4-bedroom, 3-bath, plus office/den home offers 2,382 sq ft of thoughtfully designed living space and a desirable 3-way split floor plan. Major updates include a NEW ROOF and NEW A/C, providing peace of mind for years to come. Inside, you'll find [...]

- 4 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2382 sq ft



## Courtesy of

**Listing Office:** FUTURE HOME REALTY INC

**Status:** Active

**Office ID:** MFR260019741

**MLS ID:** MFRTB8516707



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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/TB8516707>

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## Basics

**Bathrooms Full:** 3

**Category:** Single Family Residence

**Bedrooms:** 4 beds

**Half baths:** 0 half baths

**Area, sq ft:** 2382 sq ft

**Year built:** 2010

**SubdivisionName:** OAK CREEK A-C PH 02

**GarageSpaces:** 3

**Date added:** Added 2 hours ago

**Type:** Residential

**Bathrooms:** 3 baths

**Floors:** 1 floor

**Lot size, sq ft:** 7719 sq ft

**View:** Water

**ListOfficeName:** FUTURE HOME REALTY INC

**ListAOR:** mfrmls

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## Location Details

**Township:** 26

**Road Responsibility:** Public Maintained Road

**Middle Or Junior School:** Raymond B Stewart  
Middle-PO

**Road Surface Type:** Asphalt

**Elementary School:** New River Elementary

**High School:** Zephyrhills High School-PO

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## Property Features



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**Interior Features:** Ceiling Fans(s), Eat-in Kitchen, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Stone Counters, Thermostat

**Flooring:** Ceramic Tile, Laminate

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

**Spa Features:** Above Ground, Heated

**Waterfront Features:** Pond

**Garage YN:** Yes

**Garage Spaces:** 3

**Exterior Features:** Lighting, Sidewalk, Sliding Doors

**Roof:** Shingle

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

**View:** Water

**Sewer:** Public Sewer

**Heating:** Central, Electric

**Lot Features:** In County, Landscaped, Level, Sidewalk, Paved

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

**Laundry Features:** Inside

**Spa YN:** Yes

**Waterfront YN:** Yes

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

**Attached Garage YN:** Yes

**Pets Allowed:** Yes

**Fencing:** Fenced

**Window Features:** Blinds, Low-Emissivity Windows, Rods

**Vegetation:** Trees/Landscaped

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Unfurnished

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## Property Details

**Subdivision Name:** OAK CREEK A-C PH 02

**Levels:** One

**Foundation Details:** Slab

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

**Parcel Number:** 06-26-21-0030-00000-2770

**Direction Faces:** South

**Construction Materials:** Block, Stucco

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## Association Information



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**Association YN:** Yes

**Association Fee:** 100

**Association Fee Frequency:**  
Annually

**Association Fee Includes:** Pool, Maintenance Grounds

**Association Amenities:** Park,  
Playground, Pool

**Community Features:** Association Recreation -  
Owned, Deed Restrictions, Park, Playground, Pool,  
Sidewalks

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## Fees&Taxes

**Tax Year:** 2025

**Tax Annual Amount:** \$8,827

**Tax Other Annual Assessment  
Amount:** 2048

**Tax Legal Description:** OAK CREEK PHASE TWO PB  
62 PG 031 LOT 277 OR 9563 PG 1349

**Tax Lot:** 277

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## Rooms



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Room type	Dimensions	Level	Length	Width
Primary Bedroom	16x12	First	12	16
Bedroom 2	11x11	First	11	11
Bedroom 3	11x10	First	10	11
Bedroom 4	11x11	First	11	11
Office	12x10	First	10	12
Dining Room	10x9	First	9	10
Family Room	15x15	First	15	15
Kitchen	15x11	First	11	15
Living Room	11x14	First	14	11
Dinette	10x8	First	8	10
Foyer	5x13	First	13	5

## Amenities & Features



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**Waterfront available:** Yes

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**Spa Features:** Above Ground, Heated

**WindowFeatures:** Blinds, Low-Emissivity Windows, Rods

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

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

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**CommunityFeatures:** Association Recreation - Owned, Deed Restrictions, Park, Playground, Pool, Sidewalks

**ExteriorFeatures:** Lighting, Sidewalk, Sliding Doors

**Features:** Ceiling Fans(s), Eat-in Kitchen, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Stone Counters, Thermostat

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## Building Details

**NewConstructionYN:** No

**Exterior material:** Block, Stucco

**Parking:** Driveway, Garage Door Opener

**Heating:** Central, Electric

**Roof:** Shingle

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## Miscellaneous

**Ownership:** Fee Simple

**Other Equipment:** Irrigation Equipment

**Occupant Type:** Owner

**Showing Requirements:** Sentri Lock Box, Combination Lock Box, See Remarks



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