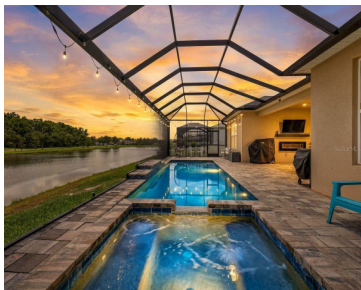


6946 TALAMORE DRIVE WESLEY CHAPEL FL 33545

https://candiscarmichael.com



Exceptional living starts in the Taylor Morrison St. Croix in Talamore at Watergrass! This floor plan is no longer being built in this immediate area! Single story, 4 bedrooms- each with their own en suite bath PLUS an additional half bathroom for guests AND an enclosed office space. This floor plan is stunning from the [...]

- 4 beds
- 5 baths
- Residential
- Single Family Residence
- Active
- 2920 sq ft



Courtesy of

Listing Office: SMITH & ASSOCIATES REAL ESTATE

Status: Active

Office ID: MFR616100

MLS ID: MFRTB8514314



Call us now

Phone: 727-888-3292
Email: RealtorCandis@gmail.com



Basics

Bathrooms Full: 4

Bathrooms Half: 1

Date added: Added 20 minutes ago **Category:** Single Family Residence

Type: Residential

Bedrooms: 4 beds

Bathrooms: 5 baths

Half baths: 1 half bath

Area, sq ft: 2920 sq ft

Lot size, sq ft: 7927 sq ft

Year built: 2022

View: Park/Greenbelt, Water

SubdivisionName: WATERGRASS

ListOfficeName: SMITH & ASSOCIATES REAL ESTATE

GarageSpaces: 3

ListAOR: mfrmls

Location Details

Township: 25

Road Surface Type: Asphalt, Paved

Road Responsibility: Private Maintained Road **Elementary School:** Watergrass Elementary-PO

Middle Or Junior School: Thomas E Weightman Middle-PO

High School: Wesley Chapel High-PO

Property Features



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Interior Features: Built-in Features, Ceiling Fans(s), High Ceilings, Open Floorplan, Smart Home, Split Bedroom, Stone Counters, Thermostat, Tray Ceiling(s), Walk-In Closet(s), Window Treatments

Flooring: Ceramic Tile

Patio And Porch Features: Deck, Front Porch

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

Fireplace Features: Electric, Outside

Garage YN: Yes

Garage Spaces: 3

Exterior Features: Rain Gutters, Sidewalk, Sliding Doors

Window Features: Blinds, ENERGY STAR Qualified Windows

Utilities: Cable Connected, Electricity Connected, Fiber Optics, Fire Hydrant, Public, Sewer Connected, Underground Utilities, Water Connected

View: Park/Greenbelt, Water

Sewer: Public Sewer

Heating: Electric

Lot Features: Private, Sidewalk, Paved

Appliances: Built-In Oven, Cooktop, Dishwasher, Disposal, Dryer, Freezer, Ice Maker, Microwave, Range Hood, Refrigerator, Washer

Laundry Features: Laundry Room

Pool Private YN: Yes

Spa YN: Yes

Parking Features: Garage Door Opener

Attached Garage YN: Yes

Pets Allowed: Yes

Roof: Shingle

Architectural Style: Colonial

Vegetation: Trees/Landscaped

Water Source: Public

Cooling: Central Air

Furnished: Unfurnished

Property Details

Subdivision Name: WATERGRASS

Levels: One

Builder Name: Taylor Morrison

Foundation Details: Slab

Listing Terms: Cash, Conventional, FHA, VA Loan

Parcel Number: 31-25-21-0010-05900-0380

Direction Faces: East

Builder Model: St. Croix

Construction Materials: Block, Stucco

Association Information



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Association YN: Yes

Association Fee Frequency:
Annually

Association Amenities: Basketball Court, Clubhouse, Fitness Center, Gated, Park, Pickleball Court(s), Playground, Pool, Recreation Facilities, Tennis Court(s)

Association Fee: 180

Association Fee Includes: Management

Community Features: Clubhouse, Community Mailbox, Deed Restrictions, Dog Park, Fitness Center, Gated Community - No Guard, Irrigation-Reclaimed Water, Park, Playground, Pool, Sidewalks, Special Community Restrictions, Tennis Court(s), Street Lights

Fees&Taxes

Tax Year: 2025

Tax Other Annual Assessment Amount: 3039

Tax Lot: 38

Tax Annual Amount: \$12,237

Tax Legal Description: WATERGRASS PARCEL H-1
PB 80 PG 001 BLOCK 59 LOT 38

Rooms



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Room type	Dimensions	Level	Length	Width
Great Room	19x19	First	19	19
Primary Bedroom	18x15	First	15	18
Bedroom 2	13x12	First	12	13
Bedroom 3	13x12	First	12	13
Bedroom 4	13x12	First	12	13
Office	16x13	First	13	16
Kitchen	19x10	First	10	19

Amenities & Features



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: Yes

CommunityFeatures: Clubhouse, Community Mailbox, Deed Restrictions, Dog Park, Fitness Center, Gated Community - No Guard, Irrigation-Reclaimed Water, Park, Playground, Pool, Sidewalks, Special Community Restrictions, Tennis Court(s), Street Lights

ExteriorFeatures: Rain Gutters, Sidewalk, Sliding Doors

Utilities: Cable Connected, Electricity Connected, Fiber Optics, Fire Hydrant, Public, Sewer Connected, Underground Utilities, Water Connected

Amenities: Built-In Oven, Cooktop, Dishwasher, Disposal, Dryer, Freezer, Ice Maker, Microwave, Range Hood, Refrigerator, Washer

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

WindowFeatures: Blinds, ENERGY STAR Qualified Windows

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

Features: Built-in Features, Ceiling Fans(s), Electric, High Ceilings, Open Floorplan, Outside, Smart Home, Split Bedroom, Stone Counters, Thermostat, Tray Ceiling(s), Walk-In Closet(s), Window Treatments

Building Details

ArchitecturalStyle: Colonial

Heating: Electric

Roof: Shingle

NewConstructionYN: No

Exterior material: Block, Stucco

Parking: Garage Door Opener

Miscellaneous

Ownership: Fee Simple

Other Equipment: Irrigation Equipment

Occupant Type: Owner

Showing Requirements: Supra Lock Box, Gate Code Required, See Remarks, ShowingTime



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE