

7037 86TH AVENUE OCALA FL 34481

https://candiscarmichael.com



Welcome to Weybourne Landing at On Top of the World—Ocala’s premier 55+ community. Positioned as one of the more competitively priced homes currently available in the community, this nearly new 2024 home offers over 2,100 sq ft on a large cul-de-sac lot. The open-concept layout features marble-inspired tile flooring, a spacious great room with tray [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 2118 sq ft



**Courtesy of**

**Listing Office:** EXP REALTY LLC

**Status:** Active

**Office ID:** MFR261010944

**MLS ID:** MFRO6382356



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Phone: 727-888-3292

Email: RealtorCandis@gmail.com



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## Description

**Virtual Tour:** <https://youtu.be/GCzE3PYhEKs?si=1hOWkLBQTxGoPLDv>

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## Basics

**Bathrooms Full:** 2

**Category:** Single Family Residence

**Bedrooms:** 3 beds

**Half baths:** 0 half baths

**Lot size, sq ft:** 11761 sq ft

**SubdivisionName:** WEYBOURNE LANDING PHASE 2

**GarageSpaces:** 2

**Date added:** Added 3 hours ago

**Type:** Residential

**Bathrooms:** 2 baths

**Area, sq ft:** 2118 sq ft

**Year built:** 2024

**ListOfficeName:** EXP REALTY LLC

**ListAOR:** mfrmls

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## Location Details

**Township:** 16

**Elementary School:** Marion Oaks Elementary School

**Road Surface Type:** Paved

**High School:** West Port High School

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## Property Features



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**Interior Features:** Ceiling Fans(s), Coffered Ceiling(s), Kitchen/Family Room Combo, Open Floorplan

**Flooring:** Tile

**Patio And Porch Features:** Screened

**Fireplace Features:** Electric, Living Room

**Attached Garage YN:** Yes

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

**Roof:** Shingle

**Utilities:** Electricity Available

**Sewer:** Public Sewer

**Heating:** Central

**Appliances:** Dishwasher, Disposal, Microwave, Range

**Laundry Features:** Inside, Laundry Room

**Fireplace YN:** Yes

**Garage YN:** Yes

**Garage Spaces:** 2

**Exterior Features:** Sidewalk

**Security Features:** Gated Community

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Unfurnished

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## Property Details

**Subdivision Name:** WEYBOURNE LANDING PHASE 2

**Levels:** One

**Foundation Details:** Block

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

**Parcel Number:** 3530-020-040

**Direction Faces:** Southwest

**Construction Materials:** Block, Stucco

**Property Condition:** Completed

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## Association Information

**Association YN:** Yes

**Association Fee:** 226.03

**Association Fee Frequency:** Monthly

**Association Fee Includes:** Pool, Internet, Management, Private Road, Recreational Facilities, Trash

**Association Amenities:** Clubhouse

**Community Features:** Buyer Approval Required, Clubhouse, Dog Park, Fitness Center, Gated Community - No Guard, Golf Carts OK, Golf, Pool, Restaurant, Special Community Restrictions, Tennis Court(s)

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## Fees&Taxes



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**Tax Year:** 2024

**Tax Annual Amount:**  
\$494

**Tax Legal Description:** SEC 12 TWP 16 RGE 20 PLAT BOOK 015  
PAGE 098 WEYBOURNE LANDING PHASE 2 LOT 40

**Tax Lot:** 40

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## Rooms

Room type	Dimensions	Level	Length	Width
Primary Bedroom	18x14	First	14	18
Bedroom 2	12x11	First	11	12
Bedroom 3	11x10	First	10	11
Kitchen	20x13	First	13	20
Primary Bathroom		First		
Living Room	24x18	First	18	24

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## Amenities & Features



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**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**Security Features:** Gated Community

**ExteriorFeatures:** Sidewalk

**Features:** Ceiling Fans(s), Coffered Ceiling(s), Electric, Kitchen/Family Room Combo, Living Room, Open Floorplan

**GarageYN:** Yes

**FireplaceYN:** Yes

**Cooling:** Central Air

**CommunityFeatures:** Buyer Approval Required, Clubhouse, Dog Park, Fitness Center, Gated Community - No Guard, Golf Carts OK, Golf, Pool, Restaurant, Special Community Restrictions, Tennis Court(s)

**Utilities:** Electricity Available

**Amenities:** Dishwasher, Disposal, Microwave, Range

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## Building Details

**NewConstructionYN:** No

**Exterior material:** Block, Stucco

**Heating:** Central

**Roof:** Shingle

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## Miscellaneous

**Ownership:** Fee Simple

**Showing Requirements:** Senti Lock Box, See Remarks, ShowingTime

**Occupant Type:** Vacant



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