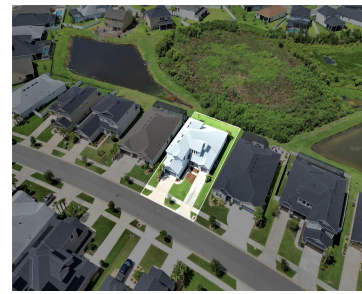


# 7201 TALAMORE DRIVE WESLEY CHAPEL FL 33545

<https://candiscarmichael.com>



Why wait to build when this beautifully upgraded 5-bedroom, 4.5-bathroom home, built in 2023, is ready now in one of Wesley Chapel's most desirable gated communities? Offering 3,461 square feet of thoughtfully designed living space, this move-in ready home sits on a premium homesite with no rear neighbors and peaceful preserve views that create a [...]

- 5 beds
- 5 baths
- Residential
- Single Family Residence
- Active
- 3461 sq ft



## Courtesy of

**Listing Office:** EXP REALTY LLC

**Status:** Active

**Office ID:** MFR261010944

**MLS ID:** MFRTB8496180



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Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



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## Description

**Virtual Tour:** <https://www.propertypanorama.com/instaview/stellar/TB8496180>

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## Basics

**Bathrooms Full:** 4

**Date added:** Added 3 hours ago

**Type:** Residential

**Bathrooms:** 5 baths

**Floors:** 2 floors

**Lot size, sq ft:** 8123 sq ft

**SubdivisionName:** WATERGRASS PRCL H-1

**GarageSpaces:** 3

**Bathrooms Half:** 1

**Category:** Single Family Residence

**Bedrooms:** 5 beds

**Half baths:** 1 half bath

**Area, sq ft:** 3461 sq ft

**Year built:** 2023

**ListOfficeName:** EXP REALTY LLC

**ListAOR:** mfrmls

---

## Location Details

**Township:** 25

**Road Surface Type:** Asphalt

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## Property Features



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**Interior Features:** Built-in Features, Crown Molding, Open Floorplan, Primary Bedroom Main Floor, Tray Ceiling(s)

**Flooring:** Carpet, Luxury Vinyl

**Fireplace YN:** Yes

**Garage YN:** Yes

**Garage Spaces:** 3

**Exterior Features:** Sliding Doors

**Utilities:** Electricity Connected, Public, Water Connected

**Sewer:** Public Sewer

**Heating:** Central

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

**Laundry Features:** Laundry Room

**Fireplace Features:** Electric, Living Room

**Attached Garage YN:** Yes

**Pets Allowed:** Breed Restrictions

**Roof:** Shingle

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Furnished

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## Property Details

**Subdivision Name:** WATERGRASS PRCL H-1

**Levels:** Two

**Foundation Details:** Slab

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

**Parcel Number:** 31-25-21-0010-05900-0080

**Direction Faces:** Northeast

**Construction Materials:** Concrete, Stucco

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## Association Information

**Association YN:** Yes

**Association Fee Frequency:**  
Annually

**Association Amenities:**  
Maintenance, Playground, Pool

**Association Fee:** 170

**Association Fee Includes:** Pool

**Community Features:** Clubhouse, Community Mailbox, Deed Restrictions, Dog Park, Fitness Center, Gated Community - No Guard, Playground, Pool

---

## Fees&Taxes



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**Tax Year:** 2025

**Tax Annual Amount:** \$3,120

**Tax Other Annual Assessment Amount:** 3040

**Tax Legal Description:** WATERGRASS PARCEL H-1  
PB 80 PG 1 BLOCK 59 LOT 8

**Tax Lot:** 8

## Rooms

Room type	Dimensions	Level	Length	Width
Primary Bedroom	17x18	First	18	17
Living Room	19x21	First	21	19
Kitchen	12x21	First	21	12

## Amenities & Features

**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**CommunityFeatures:** Clubhouse, Community Mailbox, Deed Restrictions, Dog Park, Fitness Center, Gated Community - No Guard, Playground, Pool

**Utilities:** Electricity Connected, Public, Water Connected

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

**GarageYN:** Yes

**FireplaceYN:** Yes

**Cooling:** Central Air

**ExteriorFeatures:** Sliding Doors

**Features:** Built-in Features, Crown Molding, Electric, Living Room, Open Floorplan, Primary Bedroom Main Floor, Tray Ceiling(s)

## Building Details



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**NewConstructionYN:** No

**Exterior material:** Concrete, Stucco

**Heating:** Central

**Roof:** Shingle

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## Miscellaneous

**Ownership:** Fee Simple

**Showing Requirements:** 24 Hour Notice

**Occupant Type:** Owner



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