7305 GABERIA ROAD NEW PORT RICHEY FL 34655

https://candiscarmichael.com









Experience elevated Florida living in this stunning 3 bedroom, 2.5 bath townhome located in the highly sought-after Sabal at Wyndtree community, tucked away on a gated private cul-de-sac. This well designed home features granite countertops, stainless steel appliances, a gas range, perfect for everyday living and entertaining and a new AC (2024). The spacious primary [...]

- 3 beds
- 3 baths
- Residential
- Townhouse
- Active
- 2284 sq ft

Courtesy of

Listing Office: EXP REALTY LLC

Office ID: MFR261010944

Status: Active

MLS ID: MFRTB8459877

Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com

Charles Rutenberg Realty, Inc
THE STANDARD OF EXCELLENCE

Description

Virtual Tour: https://youtu.be/Cnik4_hT-bg

Basics

Bathrooms Full: 2

Bathrooms Half: 1

Date added: Added 35 minutes ago

Category: Townhouse

Type: Residential

Bedrooms: 3 beds

Bathrooms: 3 baths

Half baths: 1 half bath

Floors: 2 floors

Area, sq ft: 2284 sq ft

Lot size, sq ft: 2351 sq ft

Year built: 2005

SubdivisionName: SABAL AT WYNDTREE

ListOfficeName: EXP REALTY LLC

GarageSpaces: 2

ListAOR: mfrmls

Location Details

Township: 26S

Road Surface Type: Asphalt, Paved

Elementary School: Trinity Oaks Elementary

Middle Or Junior School: Seven Springs Middle-PO

High School: J.W. Mitchell High-PO

Property Features

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Interior Features: Ceiling Fans(s), High Ceilings, Living Room/Dining Room Combo, Primary Bedroom Main Floor, Split Bedroom, Thermostat, Walk-In Closet(s)

Appliances: Cooktop, Dishwasher, Disposal, Gas Water Heater, Microwave, Refrigerator, Tankless Water Heater

Flooring: Laminate, Tile

Laundry Features: Inside, Laundry Room

Patio And Porch Features: Patio, Screened

Parking Features: Oversized

Garage YN: Yes

Attached Garage YN: Yes

Garage Spaces: 2

Pets Allowed: Breed Restrictions, Number Limit

Exterior Features: Private Entrance, Private Mailbox

Roof: Tile

Window Features: Skylight(s)

Architectural Style: Mediterranean

Utilities: Cable Connected, Electricity Connected, Natural Gas Connected, Phone Available, Public, Sewer Connected, Water Connected

Water Source: Public

Sewer: Public Sewer

Cooling: Central Air

Heating: Central

Furnished: Unfurnished

Lot Features: Cul-De-Sac, Private, Street Dead-End

Property Details

Subdivision Name: SABAL AT WYNDTREE

Parcel Number: 16-26-34-006.0-000.00-009.0

Levels: Two

Direction Faces: Southwest

Foundation Details: Slab

Construction Materials: Block, Stucco

Listing Terms: Cash, Conventional, FHA, VA Loan

Association Information

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Association YN: Yes

Association Fee: 400

Association Fee Frequency: Monthly

Association Fee Includes: Cable TV, Pool, Escrow Reserves Fund, Internet, Maintenance Structure, Maintenance Grounds, Pest Control, Trash

Community Features: Association Recreation - Owned, Community Mailbox, Deed Restrictions, Gated Community - No Guard, Pool, Street Lights

Fees&Taxes

Tax Year: 2024

Tax Annual Amount: $4,242

Tax Legal Description: SABAL AT WYNDTREE PB 49 PG 007 LOT 9 OR 9533 PG 1526

Tax Lot: 9

Rooms

Room type	Dimensions	Level	Length	Width
Living Room	22x14	First	14	22
Kitchen	16x7	First	7	16
Primary Bedroom	11x17	First	17	11
Office	12x8	Second	8	12
Loft	29x14	Second	14	29

Amenities & Features

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Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

CommunityFeatures: Association Recreation - Owned, Community Mailbox, Deed Restrictions, Gated Community - No Guard, Pool, Street Lights

ExteriorFeatures: Private Entrance, Private Mailbox

Features: Ceiling Fans(s), High Ceilings, Living Room/Dining Room Combo, Primary Bedroom Main Floor, Split Bedroom, Thermostat, Walk-In Closet(s)

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

WindowFeatures: Skylight(s)

Utilities: Cable Connected, Electricity Connected, Natural Gas Connected, Phone Available, Public, Sewer Connected, Water Connected

Amenities: Cooktop, Dishwasher, Disposal, Gas Water Heater, Microwave, Refrigerator, Tankless Water Heater

Building Details

ArchitecturalStyle: Mediterranean

Heating: Central

Roof: Tile

NewConstructionYN: No

Exterior material: Block, Stucco

Parking: Oversized

Miscellaneous

Ownership: Fee Simple

Other Equipment: Private Entrance

Occupant Type: Owner

Showing Requirements: Appointment Only, Gate Code Required, Lockbox, See Remarks, ShowingTime

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