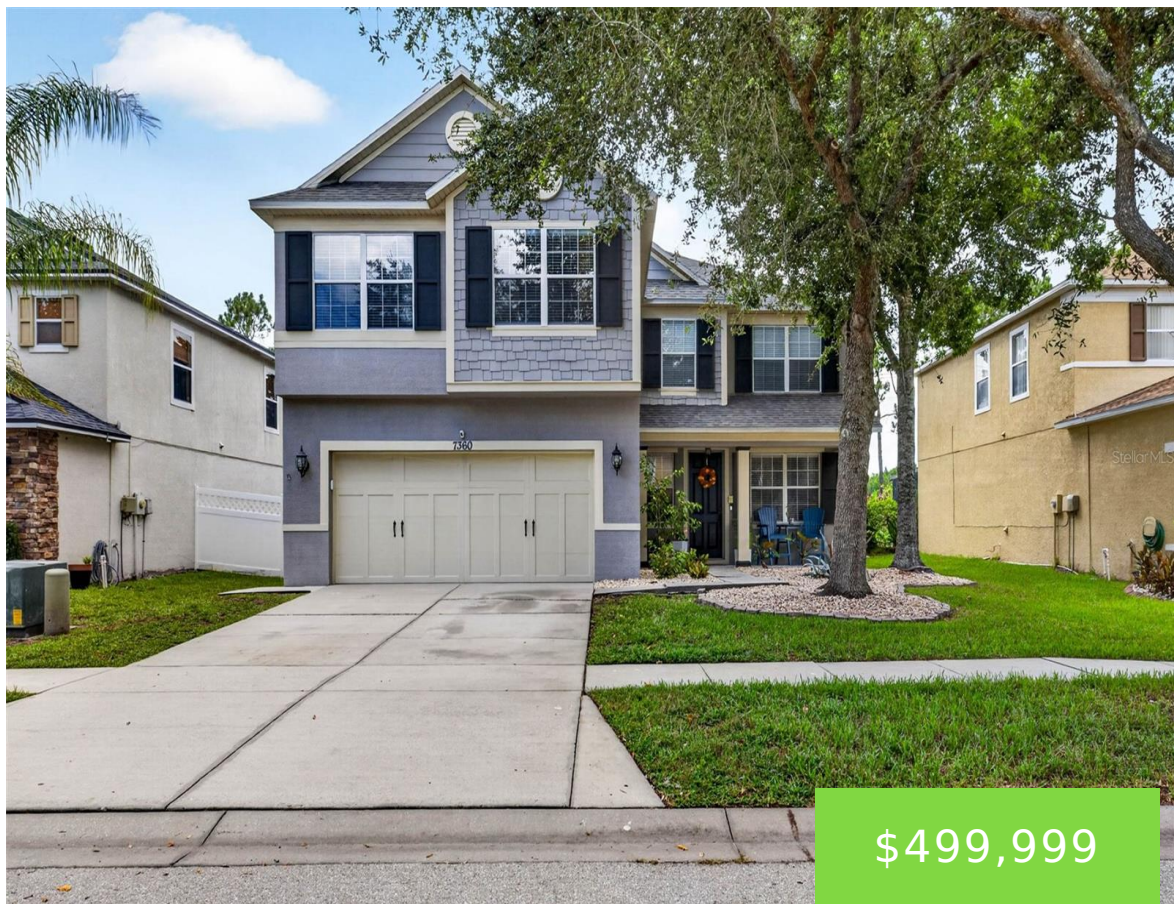


7360 BRIDGEVIEW WESLEY CHAPEL FL 33545

https://candiscarmichael.com



\$499,999



Exceptional living starts here in Bridgeview at Watergrass in this completely updated and upgraded home! NEWER ROOF (2024), NEWER HVAC (2018), 2yo hot water heater, NEW interior paint, NEW lvp flooring throughout the entire home, UPGRADED kitchen and bathrooms- the list continues! Over 3400sqft with 4 bedrooms and 3 full baths your new home has [...]

- 4 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 3474 sq ft



Courtesy of

Listing Office: SMITH & ASSOCIATES REAL ESTATE

Status: Active

Office ID: MFR616100

MLS ID: MFRTB8526682



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Email: RealtorCandis@gmail.com



Basics

Bathrooms Full: 3

Date added: Added 2 hours ago

Category: Single Family Residence **Type:** Residential

Bedrooms: 4 beds

Bathrooms: 3 baths

Half baths: 0 half baths

Area, sq ft: 3474 sq ft

Lot size, sq ft: 6141 sq ft

Year built: 2006

SubdivisionName: WATERGRASS

ListOfficeName: SMITH & ASSOCIATES REAL ESTATE

GarageSpaces: 2

ListAOR: mfrmls

Location Details

Township: 25

Road Surface Type: Asphalt, Paved

Property Features

Interior Features: Open Floorplan, Split Bedroom, Walk-In Closet(s), Window Treatments

Flooring: Luxury Vinyl

Patio And Porch Features: Patio

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Fire Pit, Garden, Lighting, Rain Gutters, Sliding Doors

Window Features: Window Treatments

Vegetation: Oak Trees, Trees/Landscaped

Sewer: Public Sewer

Heating: Electric

Lot Features: Landscaped, Sidewalk, Paved

Appliances: Cooktop, Dishwasher, Disposal, Freezer, Ice Maker, Microwave, Refrigerator

Laundry Features: Laundry Room

Parking Features: Garage Door Opener

Attached Garage YN: Yes

Pets Allowed: Yes

Roof: Shingle

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

Water Source: Public

Cooling: Central Air

Furnished: Unfurnished



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THE STANDARD OF EXCELLENCE

Property Details

Subdivision Name: WATERGRASS

Levels: Two

Foundation Details: Slab

Listing Terms: Cash, Conventional, FHA, VA
Loan

Parcel Number: 34-25-20-0040-00100-0180

Direction Faces: Southeast

Construction Materials: Block, Stucco, Frame

Association Information

Association YN: Yes

Association Fee Frequency: Annually

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

Association Fee: 180

Association Fee Includes: Management

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

Fees&Taxes

Tax Year: 2025

**Tax Other Annual Assessment
Amount:** 2230

Tax Lot: 18

Tax Annual Amount: \$9,320

Tax Legal Description: WATERGRASS PARCEL "A"
PB 57 PG 073 BLOCK 1 LOT 18

Rooms



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Room type	Dimensions	Level	Length	Width
Living Room	17x16	First	16	17
Kitchen	12x12	First	12	12
Office	12x12	First	12	12
Primary Bedroom	23x19	Second	19	23
Bedroom 2	11x11	Second	11	11
Bedroom 3	12x11	Second	11	12
Bedroom 4	12x11	Second	11	12

Amenities & Features

Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

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

ExteriorFeatures: Fire Pit, Garden, Lighting, Rain Gutters, Sliding Doors

Features: Open Floorplan, Split Bedroom, Walk-In Closet(s), Window Treatments

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

WindowFeatures: Window Treatments

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

Amenities: Cooktop, Dishwasher, Disposal, Freezer, Ice Maker, Microwave, Refrigerator



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Building Details

NewConstructionYN: No

Exterior material: Block, Frame, Stucco

Parking: Garage Door Opener

Heating: Electric

Roof: Shingle

Miscellaneous

Ownership: Fee Simple

Other Equipment: Fire Pit,
Irrigation Equipment

Occupant Type: Owner

Showing Requirements: Appointment Only,
Combination Lock Box, See Remarks, ShowingTime



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