

7619 VIENNA LANE PORT RICHEY FL 34668

https://candiscarmichael.com



STUNNING LAKEFRONT PROPERTY UNDER \$300K IN THE X ZONE!! 2 BEDROOM, 2 BATH, EL DORADO STYLE HOME OVERLOOKING BEAUTIFUL LAKE CHRISE! NEWER AC (2023), NEWER DUCTWORK (2026), FRESH EXTERIOR PAINT (2024), FRESH INTERIOR PAINT (2026), STAINLESS STEEL APPLIANCES, VINYL PLANK & TILE FLOORING THROUGHOUT, LARGE PRIMARY BEDROOM WITH EN SUITE FEATURING A JACK & JILL [...]

- 2 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1510 sq ft



Courtesy of

**Listing Office:** CHARLES RUTENBERG REALTY INC

**Status:** Active

**Office ID:** MFR260000779

**MLS ID:** MFRW7884064



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Phone: 727-888-3292  
Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



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## Description

**Virtual Tour:** <https://www.propertypanorama.com/instaview/stellar/W7884064>

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## Basics

|                                          |                                                     |
|------------------------------------------|-----------------------------------------------------|
| <b>Bathrooms Full:</b> 2                 | <b>Date added:</b> Added 2 hours ago                |
| <b>Category:</b> Single Family Residence | <b>Type:</b> Residential                            |
| <b>Bedrooms:</b> 2 beds                  | <b>Bathrooms:</b> 2 baths                           |
| <b>Half baths:</b> 0 half baths          | <b>Floors:</b> 1 floor                              |
| <b>Area, sq ft:</b> 1510 sq ft           | <b>Lot size, sq ft:</b> 8938 sq ft                  |
| <b>Year built:</b> 1988                  | <b>View:</b> Water                                  |
| <b>SubdivisionName:</b> REGENCY PARK     | <b>ListOfficeName:</b> CHARLES RUTENBERG REALTY INC |
| <b>GarageSpaces:</b> 1                   | <b>ListAOR:</b> mfrmls                              |

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## Location Details

|                      |                                 |
|----------------------|---------------------------------|
| <b>Township:</b> 25S | <b>Road Surface Type:</b> Paved |
|----------------------|---------------------------------|

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## Property Features



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**Interior Features:** Kitchen/Family Room Combo, Primary Bedroom Main Floor, Walk-In Closet(s)

**Flooring:** Tile, Vinyl

**Patio And Porch Features:** Rear Porch, Screened

**Waterfront Features:** Lake Front

**Attached Garage YN:** Yes

**Pets Allowed:** Yes

**Fencing:** Chain Link, Vinyl

**Utilities:** BB/HS Internet Available, Cable Available, Electricity Connected, Phone Available, Sewer Connected, Water Connected

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Unfurnished

**Appliances:** Dishwasher, Range, Range Hood, Refrigerator

**Laundry Features:** In Garage

**Waterfront YN:** Yes

**Garage YN:** Yes

**Garage Spaces:** 1

**Exterior Features:** Rain Gutters, Sidewalk

**Roof:** Shingle

**View:** Water

**Sewer:** Public Sewer

**Heating:** Central, Heat Pump

**Lot Features:** Landscaped, Sidewalk, Paved

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## Property Details

**Subdivision Name:** REGENCY PARK

**Levels:** One

**Foundation Details:** Slab

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

**Parcel Number:** 16-25-22-004.0-000.02-439.0

**Direction Faces:** East

**Construction Materials:** Block, Stucco

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## Association Information

**Community Features:** Street Lights

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## Fees&Taxes



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## Rooms

| Room type       | Dimensions | Level | Length | Width |
|-----------------|------------|-------|--------|-------|
| Kitchen         | 12x10      | First | 10     | 12    |
| Living Room     | 16x14      | First | 14     | 16    |
| Primary Bedroom | 14x12      | First | 12     | 14    |

## Amenities & Features

- Waterfront available:** Yes

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**CommunityFeatures:** Street Lights

**Utilities:** BB/HS Internet Available, Cable Available, Electricity Connected, Phone Available, Sewer Connected, Water Connected

**Amenities:** Dishwasher, Range, Range Hood, Refrigerator
- GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**ExteriorFeatures:** Rain Gutters, Sidewalk

**Features:** Kitchen/Family Room Combo, Primary Bedroom Main Floor, Walk-In Closet(s)

## Building Details

- NewConstructionYN:** No

**Exterior material:** Block, Stucco
- Heating:** Central, Heat Pump

**Roof:** Shingle

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## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:**  
Vacant

**Showing Requirements:** Appointment Only, Combination Lock Box,  
ShowingTime



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