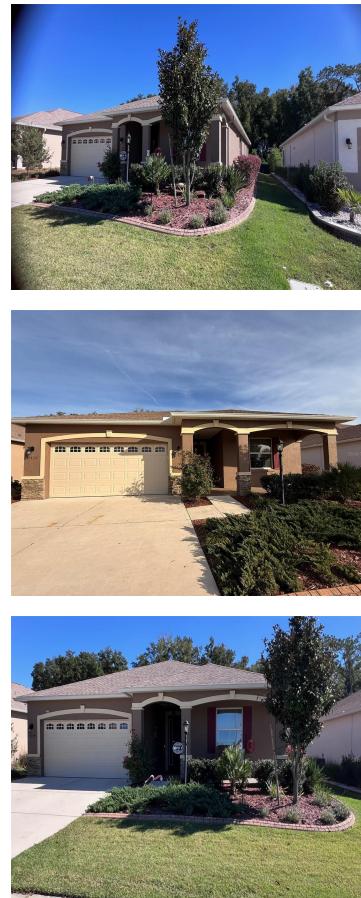


# 7729 85TH CIRCLE OCALA FL 34481

<https://candiscarmichael.com>



ROCK BOTTOM PRICING! DON'T MISS OUT on this 2020 Move in ready home! PRICED TO SELL! This attractive Sunflower model is located in the top destination of On Top of the World. Located in the Weybourne Landing neighborhood and it's FEE SIMPLE, which means YOU OWN the land! So many upgrades and a peaceful wooded [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 2159 sq ft



## Courtesy of

**Listing Office:** EXP REALTY LLC

**Status:** Active

**Office ID:** MFR261010944

**MLS ID:** MFROM693348



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Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE

# Description

**Virtual Tour:** <https://youtu.be/warqxTSn6fw>

## Basics

**Bathrooms Full:** 2

**Category:** Single Family Residence

**Bedrooms:** 3 beds

**Half baths:** 0 half baths

**Area, sq ft:** 2159 sq ft

**Year built:** 2020

**SubdivisionName:** WEYBOURNE LANDING

**GarageSpaces:** 2

**Date added:** Added 3 hours ago

**Type:** Residential

**Bathrooms:** 2 baths

**Floors:** 1 floor

**Lot size, sq ft:** 7841 sq ft

**View:** Trees/Woods

**ListOfficeName:** EXP REALTY LLC

**ListAOR:** mfrmls

## Location Details

**Township:** 16S

**Road Surface Type:** Asphalt

**Road Responsibility:** Private Maintained Road

## Property Features



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**Interior Features:** Eat-in Kitchen, High Ceilings, Kitchen/Family Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Wood Cabinets, Stone Counters, Thermostat, Walk-In Closet(s), Window Treatments

**Flooring:** Carpet, Ceramic Tile

**Garage YN:** Yes

**Garage Spaces:** 2

**Exterior Features:** Lighting

**Utilities:** Cable Connected, Electricity Connected, Natural Gas Connected, Sewer Connected, Underground Utilities, Water Connected

**Water Source:** Private

**Cooling:** Central Air

**Appliances:** Dishwasher, Disposal, Dryer, Gas Water Heater, Microwave, Range, Refrigerator, Washer, Water Softener

**Laundry Features:** Gas Dryer Hookup, Laundry Room, Washer Hookup

**Attached Garage YN:** Yes

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

**Roof:** Shingle

**View:** Trees/Woods

**Sewer:** Private Sewer

**Heating:** Central, Electric, Natural Gas

## Property Details

**Subdivision Name:** WEYBOURNE LANDING

**Levels:** One

**Builder Name:** Colen Built

**Foundation Details:** Block

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

**Parcel Number:** 3530-002-029

**Direction Faces:** Northeast

**Builder Model:** Sunflower

**Construction Materials:** Stucco

## Association Information

**Association YN:** Yes

**Association Fee Frequency:** Monthly

**Association Amenities:** Cable TV, Clubhouse, Fitness Center, Gated, Golf Course, Pickleball Court(s), Pool, Racquetball, Security, Shuffleboard Court, Spa/Hot Tub, Tennis Court(s), Trail(s)

**Association Fee:** 220.75

**Association Fee Includes:** Pool, Private Road, Recreational Facilities, Security, Sewer, Trash

**Community Features:** Buyer Approval Required, Clubhouse, Deed Restrictions, Dog Park, Fitness Center, Gated Community - Guard, Golf Carts OK, Golf, Pool, Racquetball, Restaurant, Sidewalks, Tennis Court(s), Street Lights



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## Fees&Taxes

**Tax Year:** 2024

**Tax Annual Amount:**  
\$5,360

**Tax Legal Description:** SEC 12 TWP 16 RGE 20 PLAT BOOK 013  
PAGE 136 WEYBOURNE LANDING PHASE 1A LOT 29

**Tax Lot:** 29

## Rooms

Room type	Dimensions	Level	Length	Width
Primary Bedroom	14.9x16.11	First	16.11	14.9
Great Room	25.4x13.5	First	13.5	25.4
Kitchen	14.6x11.1	First	11.1	14.6
Dining Room	12.6x7.6	First	7.6	12.6

## Amenities & Features



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**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**CommunityFeatures:** Buyer Approval Required, Clubhouse, Deed Restrictions, Dog Park, Fitness Center, Gated Community - Guard, Golf Carts OK, Golf, Pool, Racquetball, Restaurant, Sidewalks, Tennis Court(s), Street Lights

**Utilities:** Cable Connected, Electricity Connected, Natural Gas Connected, Sewer Connected, Underground Utilities, Water Connected

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**ExteriorFeatures:** Lighting

**Features:** Eat-in Kitchen, High Ceilings, Kitchen/Family Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Wood Cabinets, Stone Counters, Thermostat, Walk-In Closet(s), Window Treatments

**Amenities:** Dishwasher, Disposal, Dryer, Gas Water Heater, Microwave, Range, Refrigerator, Washer, Water Softener

## Building Details

**NewConstructionYN:** No

**Heating:** Central, Electric, Natural Gas

**Exterior material:** Stucco

**Roof:** Shingle

## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:** Vacant

**Other Equipment:** Irrigation Equipment

**Showing Requirements:** Supra Lock Box, Appointment Only, See Remarks, ShowingTime



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