



Virtually Staged. Step into the sought-after Crystal Lagoon lifestyle with this beautifully maintained 2020-built D.R. Horton “Alex” model in Epperson Ranch South. This contemporary 3-bedroom, 2-bathroom home offers the perfect blend of modern efficiency and resort-style living. The heart of the home features an expansive open floorplan highlighted by high ceilings and a chef-inspired kitchen [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1516 sq ft



Courtesy of

**Listing Office:** EXP REALTY LLC

**Status:** Active

**Office ID:** MFR261010944

**MLS ID:** MFRTB8555159



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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/TB8555159>

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## Basics

**Bathrooms Full:** 2

**Category:** Single Family Residence

**Bedrooms:** 3 beds

**Half baths:** 0 half baths

**Lot size, sq ft:** 4680 sq ft

**SubdivisionName:** EPPERSON RANCH SOUTH

**GarageSpaces:** 2

**Date added:** Added 1 day ago

**Type:** Residential

**Bathrooms:** 2 baths

**Area, sq ft:** 1516 sq ft

**Year built:** 2020

**ListOfficeName:** EXP REALTY LLC

**ListAOR:** mfrmls

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## Location Details

**Township:** 25

**Elementary School:** Wesley Chapel Elementary-PO

**High School:** Wesley Chapel High-PO

**Road Surface Type:** Asphalt

**Middle Or Junior School:** Thomas E Weightman Middle-PO

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## Property Features



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**Interior Features:** Eat-in Kitchen, High Ceilings, Open Floorplan, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Walk-In Closet(s), Window Treatments

**Flooring:** Carpet, Ceramic Tile

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

**Attached Garage YN:** Yes

**Pets Allowed:** Cats OK, Dogs OK, Yes

**Roof:** Shingle

**Window Features:** Blinds, Drapes, Window Treatments

**Utilities:** BB/HS Internet Available, Cable Connected, Fire Hydrant, Public, Sewer Connected, Underground Utilities

**Sewer:** Public Sewer

**Heating:** Central, Electric, Heat Pump

**Lot Features:** Cleared, In County, Level, Sidewalk, Paved

**Appliances:** Dishwasher, Disposal, Dryer, Electric Water Heater, Microwave, Range, Refrigerator, Washer, Water Filtration System

**Laundry Features:** Electric Dryer Hookup, Inside, Laundry Room, Washer Hookup

**Garage YN:** Yes

**Garage Spaces:** 2

**Exterior Features:** Sidewalk

**Security Features:** Smoke Detector(s)

**Architectural Style:** Contemporary

**Water Source:** None

**Cooling:** Central Air

**Furnished:** Unfurnished

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## Property Details

**Subdivision Name:** EPPERSON RANCH SOUTH

**Levels:** One

**Builder Name:** D R Horton

**Foundation Details:** Slab

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

**Parcel Number:** 34-25-20-0150-02100-0440

**Direction Faces:** Northwest

**Builder Model:** Allex

**Construction Materials:** Block, Stucco

**Property Condition:** Completed

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## Association Information



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**Association YN:** Yes

**Association Fee Frequency:** Quarterly

**Association Amenities:** Cable TV, Clubhouse, Fitness Center, Park, Pool, Recreation Facilities, Tennis Court(s)

**Association Fee:** 112.95

**Association Fee Includes:** Cable TV, Pool, Internet

**Community Features:** Clubhouse, Deed Restrictions, Dog Park, Fitness Center, Golf Carts OK, Irrigation-Reclaimed Water, Playground, Pool, Restaurant, Sidewalks, Tennis Court(s), Street Lights

## Fees&Taxes

**Tax Year:** 2025

**Tax Other Annual Assessment Amount:** 2489

**Tax Lot:** 44

**Tax Annual Amount:** \$7,314

**Tax Legal Description:** Epperson Ranch South Phases 2F-2 AND 2G-2 PB 77 PG 054 Block 21 Lot 44

## Rooms

| Room type       | Dimensions | Level | Length | Width |
|-----------------|------------|-------|--------|-------|
| Living Room     | 14x17      | First | 17     | 14    |
| Kitchen         | 10x17      | First | 17     | 10    |
| Primary Bedroom | 14x14      | First | 14     | 14    |
| Bedroom 2       |            | First |        |       |
| Bedroom 3       | 11x10      | First | 10     | 11    |

## Amenities & Features

**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**Security Features:** Smoke Detector(s)

**WindowFeatures:** Blinds, Drapes, Window Treatments

**Utilities:** BB/HS Internet Available, Cable Connected, Fire Hydrant, Public, Sewer Connected, Underground Utilities

**Amenities:** Dishwasher, Disposal, Dryer, Electric Water Heater, Microwave, Range, Refrigerator, Washer, Water Filtration System

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**CommunityFeatures:** Clubhouse, Deed Restrictions, Dog Park, Fitness Center, Golf Carts OK, Irrigation-Reclaimed Water, Playground, Pool, Restaurant, Sidewalks, Tennis Court(s), Street Lights

**ExteriorFeatures:** Sidewalk

**Features:** Eat-in Kitchen, High Ceilings, Open Floorplan, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Walk-In Closet(s), Window Treatments

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## Building Details

**ArchitecturalStyle:** Contemporary

**Heating:** Central, Electric, Heat Pump

**Roof:** Shingle

**NewConstructionYN:** No

**Exterior material:** Block, Stucco

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## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:**  
Vacant

**Showing Requirements:** Lock Box Coded, Text List Agent, ShowingTime



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