

# 8210 DOLPHIN BLUFF BOULEVARD WESLEY CHAPEL FL 33545

<https://candiscarmichael.com>



Welcome to 8210 Dolphin Bluff Boulevard in the sought-after Epperson Lagoon community, one of Wesley Chapel's PREMIER lifestyle destinations! Built in 2025, this beautifully designed 5-bedroom, 3-bathroom home offers a bright, open-concept floor plan with versatile living spaces that easily accommodate growing families, guests, or a dedicated home office. The thoughtfully designed layout blends comfort [...]

- 5 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2605 sq ft



## Courtesy of

**Listing Office:** FUTURE HOME REALTY INC

**Status:** Active

**Office ID:** MFR260011623

**MLS ID:** MFRTB8517145



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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/TB8517145>

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## Basics

**Bathrooms Full:** 3

**Category:** Single Family Residence

**Bedrooms:** 5 beds

**Half baths:** 0 half baths

**Area, sq ft:** 2605 sq ft

**Year built:** 2025

**ListOfficeName:** FUTURE HOME REALTY INC

**ListAOR:** mfrmls

**Date added:** Added 2 hours ago

**Type:** Residential

**Bathrooms:** 3 baths

**Floors:** 2 floors

**Lot size, sq ft:** 8967 sq ft

**SubdivisionName:** EPPERSON RANCH NORTH  
POD F PH

**GarageSpaces:** 2

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## Location Details

**Township:** 25S

**Road Surface Type:** Asphalt

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## Property Features



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**Interior Features:** Cathedral Ceiling(s), Ceiling Fans(s), Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Upstairs

**Flooring:** Carpet, Tile

**Garage YN:** Yes

**Garage Spaces:** 2

**Exterior Features:** Sidewalk, Sliding Doors

**Utilities:** Cable Available, Electricity Available, Electricity Connected, Water Available, Water Connected

**Sewer:** Public Sewer

**Heating:** Central

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

**Laundry Features:** Laundry Room

**Attached Garage YN:** Yes

**Pets Allowed:** Yes

**Roof:** Shingle

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Unfurnished

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## Property Details

**Subdivision Name:** EPPERSON RANCH NORTH POD F PH

**Levels:** Two

**Builder Name:** DR Horton

**Construction Materials:** Block, Stucco

**Property Condition:** Completed

**Parcel Number:** 20-25-27-010.0-000.00-336.0

**Direction Faces:** West

**Foundation Details:** Slab

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

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## Association Information

**Association YN:** Yes

**Association Fee Frequency:** Monthly

**Community Features:** Deed Restrictions, Dog Park, Golf Carts OK, Irrigation-Reclaimed Water, Park, Playground, Pool, Restaurant, Sidewalks

**Association Fee:** 129

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

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## Fees & Taxes



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**Tax Year:** 2025

**Tax Annual Amount:** \$4,308

**Tax Other Annual Assessment Amount:** 2808

**Tax Legal Description:** EPPERSON RANCH NORTH  
POD F PHASE 1 PB 84 PG 001 LOT 336

**Tax Lot:** 336

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## Rooms

Room type	Level
Kitchen	First
Living Room	First
Primary Bedroom	Second
Bedroom 2	Second
Bedroom 3	Second

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## Amenities & Features



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**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**CommunityFeatures:** Deed Restrictions, Dog Park, Golf Carts OK, Irrigation-Reclaimed Water, Park, Playground, Pool, Restaurant, Sidewalks

**Utilities:** Cable Available, Electricity Available, Electricity Connected, Water Available, Water Connected

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

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**ExteriorFeatures:** Sidewalk, Sliding Doors

**Features:** Cathedral Ceiling(s), Ceiling Fans(s), Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, PrimaryBedroom Upstairs

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## Building Details

**NewConstructionYN:** No

**Exterior material:** Block, Stucco

**Heating:** Central

**Roof:** Shingle

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## Miscellaneous

**Ownership:** Fee Simple

**Showing Requirements:** ShowingTime

**Occupant Type:** Owner



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