

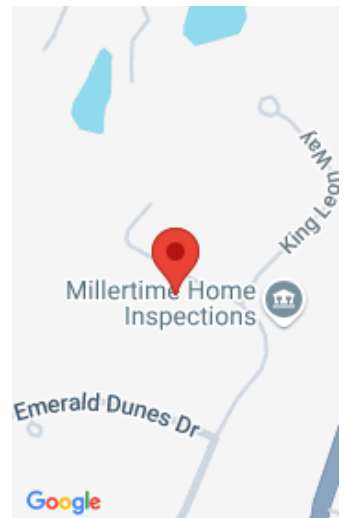
# 825 REGAL MANOR WAY SUN CITY CENTER FL 33573

<https://candiscarmichael.com>



NEW ROOF with 150 MPH hurricane Shingles!! Absolutely pristine pool home with breathtaking GOLF COURSE and POND VIEWS in the exclusive Renaissance at Sun City Center, one of Florida's top golf cart communities. This elegant 2-bedroom, 2-bathroom home with an oversized office/den sits on a PREMIUM LOT and embodies the best of Florida living. The [...]

- 2 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1774 sq ft



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Phone: 727-888-3292

Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



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# Courtesy of

**Listing Office:** EXP REALTY LLC

**Status:** Active

**Office ID:** MFR261010944

**MLS ID:** MFRTB8306940

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## Description

**Virtual Tour:**

[https://www.zillow.com/view-imx/0babeec3-c04f-40c4-9560-c3ad8f67a416?setAttribution=mls&wl=true&initialViewType=pano&utm\\_source=dashboard](https://www.zillow.com/view-imx/0babeec3-c04f-40c4-9560-c3ad8f67a416?setAttribution=mls&wl=true&initialViewType=pano&utm_source=dashboard)

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## Basics

**Bathrooms Full:** 2

**Date added:** Added 12 hours ago

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

**Bedrooms:** 2 beds

**Bathrooms:** 2 baths

**Half baths:** 0 half baths

**Area, sq ft:** 1774 sq ft

**Lot size, sq ft:** 6000 sq ft

**Year built:** 2006

**View:** Golf Course, Pool, Water

**SubdivisionName:** SUN CITY CENTER UNIT 270

**ListOfficeName:** EXP REALTY LLC

**GarageSpaces:** 2

**ListAOR:** mfrmls

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## Location Details

**Township:** 32

**Road Surface Type:** Paved

**Elementary School:** Cypress Creek-HB

**Middle Or Junior School:** Shields-HB

**High School:** Lennard-HB

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## Property Features



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**Interior Features:** Ceiling Fans(s), Crown Molding, Eat-in Kitchen, High Ceilings, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Thermostat, Tray Ceiling(s), Walk-In Closet(s)

**Flooring:** Ceramic Tile

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

**Pool Features:** Child Safety Fence, In Ground, Lighting, Salt Water, Screen Enclosure, Solar Cover, Solar Heat, Solar Power Pump

**Garage YN:** Yes

**Garage Spaces:** 2

**Exterior Features:** Irrigation System, Lighting, Rain Gutters, Sliding Doors

**Architectural Style:** Traditional

**Vegetation:** Mature Landscaping, Trees/Landscaped

**Water Source:** Public

**Cooling:** Central Air

**Lot Features:** Cul-De-Sac, In County, Level, On Golf Course, Sidewalk, Paved

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

**Laundry Features:** Inside, Laundry Room

**Pool Private YN:** Yes

**Parking Features:** Driveway, Garage Door Opener, Ground Level, Oversized

**Attached Garage YN:** Yes

**Pets Allowed:** Yes

**Roof:** Shingle

**Utilities:** BB/HS Internet Available, Cable Connected, Electricity Available, Electricity Connected, Natural Gas Available, Natural Gas Connected, Sewer Available, Sewer Connected, Sprinkler Meter, Underground Utilities, Water Available, Water Connected

**View:** Golf Course, Pool, Water

**Sewer:** Public Sewer

**Heating:** Central, Natural Gas

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## Property Details

**Subdivision Name:** SUN CITY CENTER UNIT 270

**Levels:** One

**Builder Model:** Francois

**Construction Materials:** Block, Stucco

**Parcel Number:** U-18-32-20-81U-000000-00068.0

**Direction Faces:** Northeast

**Foundation Details:** Slab

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



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## Association Information

**Association YN:** Yes

**Association Fee:** 518

**Association Fee Frequency:** Quarterly

**Association Fee Includes:** Cable TV, Pool, Maintenance Grounds, Recreational Facilities

**Association Amenities:** Clubhouse, Fitness Center, Golf Course, Pickleball Court(s), Pool, Recreation Facilities, Shuffleboard Court, Spa/Hot Tub, Tennis Court(s)

**Community Features:** Association Recreation - Owned, Deed Restrictions, Fitness Center, Golf Carts OK, Golf, Pool, Sidewalks, Tennis Courts

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## Fees&Taxes

**Tax Year:** 2023

**Tax Annual Amount:** \$6,784

**Tax Legal Description:** SUN CITY CENTER UNIT 270 LOT 68

**Tax Lot:** 68

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## Rooms



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Room type	Dimensions	Level	Length	Width
Living Room	14x22	First	22	14
Dining Room	10x18	First	18	10
Kitchen	17x13	First	13	17
Primary Bedroom	13x14	First	14	13
Primary Bathroom		First		
Bedroom 2	11x11	First	11	11
Den	13x10	First	10	13
Bathroom 2		First		
Balcony/Porch/Lanai	25x9	First	9	25

## Amenities & Features



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**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** Yes

**CommunityFeatures:** Association Recreation - Owned, Deed Restrictions, Fitness Center, Golf Carts OK, Golf, Pool, Sidewalks, Tennis Courts

**PoolFeatures:** Child Safety Fence, In Ground, Lighting, Salt Water, Screen Enclosure, Solar Cover, Solar Heat, Solar Power Pump

**Features:** Ceiling Fans(s), Crown Molding, Eat-in Kitchen, High Ceilings, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Thermostat, Tray Ceiling(s), Walk-In Closet(s)

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**ExteriorFeatures:** Irrigation System, Lighting, Rain Gutters, Sliding Doors

**Utilities:** BB/HS Internet Available, Cable Connected, Electricity Available, Electricity Connected, Natural Gas Available, Natural Gas Connected, Sewer Available, Sewer Connected, Sprinkler Meter, Underground Utilities, Water Available, Water Connected

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

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## Building Details

**ArchitecturalStyle:** Traditional **NewConstructionYN:** No

**Heating:** Central, Natural Gas **Exterior material:** Block, Stucco

**Roof:** Shingle **Parking:** Driveway, Garage Door Opener, Ground Level, Oversized

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## Miscellaneous

**Ownership:** Fee Simple **Disclosures:** HOA/PUD/Condo Disclosure, Seller Property Disclosure

**Occupant Type:** Owner **Showing Requirements:** Lock Box Coded, ShowingTime



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