

# 836 WOOD BRIAR LOOP SANFORD FL 32771

<https://candiscarmichael.com>



\$774,900



Welcome to 836 Wood Briar Loop, a well maintained five bedroom, four bathroom home offering 3,046 square feet of comfortable and flexible living space in the sought after Forest Lake community of Sanford, Florida. Designed with everyday living in mind, the home features an open and functional floor plan that flows easily from room to [...]

- 5 beds
- 4 baths
- Residential
- Single Family Residence
- Active
- 3046 sq ft



## Courtesy of

**Listing Office:** REAL BROKER, LLC

**Status:** Active

**Office ID:** MFR805521714

**MLS ID:** MFRFC315231



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Phone: 727-888-3292

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



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## Basics

**Bathrooms Full:** 4

**Category:** Single Family Residence

**Bedrooms:** 5 beds

**Half baths:** 0 half baths

**Lot size, sq ft:** 11440 sq ft

**View:** Trees/Woods

**ListOfficeName:** REAL BROKER, LLC

**ListAOR:** mfrmls

**Date added:** Added 4 hours ago

**Type:** Residential

**Bathrooms:** 4 baths

**Area, sq ft:** 3046 sq ft

**Year built:** 2005

**SubdivisionName:** LAKE FOREST SEC 14

**GarageSpaces:** 3

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## Location Details

**Township:** 19

**Elementary School:** Wilson Elementary School

**High School:** Seminole High

**Road Surface Type:** Asphalt, Paved

**Middle Or Junior School:** Sanford Middle

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## Property Features



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**Interior Features:** Ceiling Fans(s), Crown Molding, Eat-in Kitchen, High Ceilings, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Solid Wood Cabinets, Thermostat, Vaulted Ceiling(s), Walk-In Closet(s), Window Treatments

**Flooring:** Carpet, Laminate, Tile

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

**Attached Garage YN:** Yes

**Pets Allowed:** Yes

**Roof:** Tile

**Window Features:** Window Treatments

**Utilities:** BB/HS Internet Available, Electricity Connected, Public

**View:** Trees/Woods

**Sewer:** Public Sewer

**Heating:** Central, Electric

**Lot Features:** Cleared, Landscaped, Level, Sidewalk, Paved, Private

**Appliances:** Built-In Oven, Dishwasher, Disposal, Ice Maker, Microwave, Range, Refrigerator

**Laundry Features:** Inside, Laundry Room

**Garage YN:** Yes

**Garage Spaces:** 3

**Exterior Features:** Private Mailbox, Rain Gutters, Sidewalk, Sliding Doors

**Security Features:** Gated Community, Security System Owned

**Architectural Style:** Florida

**Vegetation:** Mature Landscaping

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Negotiable

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## Property Details

**Subdivision Name:** LAKE FOREST SEC 14

**Levels:** Two

**Foundation Details:** Slab

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

**Parcel Number:** 20-19-30-519-0000-7030

**Direction Faces:** Southeast

**Construction Materials:** Concrete, Stucco

**Property Condition:** Completed

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## Association Information



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**Association YN:** Yes

**Association Fee Frequency:** Annually

**Association Amenities:** Basketball Court, Cable TV, Clubhouse, Maintenance, Park, Pickleball Court(s), Playground, Pool, Recreation Facilities, Spa/Hot Tub, Tennis Court(s)

**Association Fee:** 2700

**Association Fee Includes:** Guard - 24 Hour, Pool, Recreational Facilities

**Community Features:** Clubhouse, Community Mailbox, Fitness Center, Gated Community - Guard, Golf Carts OK, Park, Playground, Pool, Sidewalks, Tennis Court(s)

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## Fees&Taxes

**Tax Year:** 2024

**Tax Annual Amount:** \$6,973

**Tax Legal Description:** LOT 703 LAKE FOREST SECTION 14 PB  
65 PGS 21 - 23

**Tax Lot:** 703

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## Rooms



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Room type	Level
Primary Bedroom	First
Bedroom 1	First
Bedroom 2	First
Bedroom 3	First
Bedroom 4	Second
Bonus Room	Second
Great Room	First
Kitchen	First
Living Room	First
Family Room	First
Dining Room	First
Laundry	First

## Amenities & Features



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**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**Security Features:** Gated Community, Security System Owned

**WindowFeatures:** Window Treatments

**Utilities:** BB/HS Internet Available, Electricity Connected, Public

**Amenities:** Built-In Oven, Dishwasher, Disposal, Ice Maker, Microwave, Range, Refrigerator

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**CommunityFeatures:** Clubhouse, Community Mailbox, Fitness Center, Gated Community - Guard, Golf Carts OK, Park, Playground, Pool, Sidewalks, Tennis Court(s)

**ExteriorFeatures:** Private Mailbox, Rain Gutters, Sidewalk, Sliding Doors

**Features:** Ceiling Fans(s), Crown Molding, Eat-in Kitchen, High Ceilings, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Solid Wood Cabinets, Thermostat, Vaulted Ceiling(s), Walk-In Closet(s), Window Treatments

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## Building Details

**ArchitecturalStyle:** Florida

**Heating:** Central, Electric

**Roof:** Tile

**NewConstructionYN:** No

**Exterior material:** Concrete, Stucco

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## Miscellaneous

**Ownership:** Fee Simple

**Other Equipment:** Irrigation Equipment

**Occupant Type:** Owner

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



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