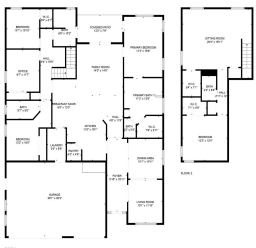


836 WOOD BRIAR LOOP SANFORD FL 32771

<https://candiscarmichael.com>



\$739,000



SELLER MOTIVATED, 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 room. The kitchen sits [...]

- 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



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 2 hours ago

Type: Residential

Bathrooms: 4 baths

Area, sq ft: 3046 sq ft

Year built: 2005

SubdivisionName: LAKE FOREST SEC 14

GarageSpaces: 3

Location Details

Township: 19

Elementary School: Wilson Elementary School

High School: Seminole High

Road Surface Type: Asphalt, Paved

Middle Or Junior School: Sanford Middle

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

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

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)

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

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

Building Details

ArchitecturalStyle: Florida

Heating: Central, Electric

Roof: Tile

NewConstructionYN: No

Exterior material: Concrete, Stucco

Miscellaneous

Ownership: Fee Simple

Other Equipment: Irrigation Equipment

Occupant Type: Owner

Showing Requirements: Sentri Lock Box, Appointment Only, ShowingTime



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