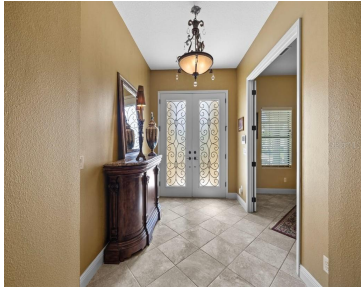


8414 EAGLE BROOK DRIVE LAND O LAKES FL 34638
https://candiscarmichael.com



NEW PRICE, combined with modern Mediterranean Style luxury with 1000 sq. ft. of outdoor Florida Living space with Pool/Spa and Enclosure. This stunning home located in the highly sought-after Lakeshore Ranch gated community. Built in 2016, this home offers 6 bedrooms, 4 bathrooms, and spans 4,828 square feet of living space. Upon entering, a private [...]

- 6 beds
- 4 baths
- Residential
- Single Family Residence
- Active
- 4828 sq ft



Courtesy of

Listing Office: FLAT FEE MLS REALTY
Status: Active

Office ID: MFR261555850
MLS ID: MFRTB8461224



Call us now
Phone: 727-888-3292
Email: RealtorCandis@gmail.com



Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/TB8461224>

Basics

Bathrooms Full: 4

Category: Single Family Residence

Bedrooms: 6 beds

Half baths: 0 half baths

Area, sq ft: 4828 sq ft

Year built: 2016

SubdivisionName: LAKESHORE RANCH PH I

GarageSpaces: 3

Date added: Added 3 hours ago

Type: Residential

Bathrooms: 4 baths

Floors: 2 floors

Lot size, sq ft: 8060 sq ft

View: Park/Greenbelt, Pool, Trees/Woods, Water

ListOfficeName: FLAT FEE MLS REALTY

ListAOR: mfrmls

Location Details

Township: 25S

Road Surface Type: Paved

Property Features



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Interior Features: Built-in Features, Ceiling Fans(s), Eat-in Kitchen, High Ceilings, In Wall Pest System, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Solid Surface Counters, Solid Wood Cabinets, Stone Counters, Thermostat, Walk-In Closet(s), Window Treatments

Flooring: Carpet, Ceramic Tile

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

Pool Features: Fiber Optic Lighting, Gunite, Heated, In Ground, Lighting, Salt Water, Screen Enclosure, Tile

Spa Features: Heated, In Ground

Garage YN: Yes

Garage Spaces: 3

Exterior Features: French Doors, Rain Gutters, Sliding Doors

Roof: Shingle

Window Features: Blinds, Drapes, Insulated Windows, Rods, Window Treatments

Vegetation: Wooded

Water Source: Public

Cooling: Central Air

Furnished: Negotiable

Appliances: Bar Fridge, Built-In Oven, Convection Oven, Cooktop, Dishwasher, Disposal, Electric Water Heater, Exhaust Fan, Gas Water Heater, Microwave, Range Hood, Refrigerator, Wine Refrigerator

Laundry Features: Inside

Pool Private YN: Yes

Spa YN: Yes

Parking Features: Driveway, Garage Door Opener

Attached Garage YN: Yes

Pets Allowed: Yes

Fencing: Fenced

Security Features: Fire Alarm, Gated Community, Security Fencing/Lighting/Alarms, Security Gate, Security System, Security System Owned, Smoke Detector(s)

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

View: Park/Greenbelt, Pool, Trees/Woods, Water

Sewer: Public Sewer

Heating: Central, Electric, Natural Gas

Lot Features: Conservation Area, Greenbelt, City Limits, In County, Level, Sidewalk, Street Dead-End, Paved

Property Details



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Subdivision Name: LAKESHORE RANCH
PH I

Parcel Number: 27-25-18-0120-00000-4030

Levels: Two

Direction Faces: West

Foundation Details: Slab

Construction Materials: Block, Concrete, Stucco,
Frame

Listing Terms: Cash, Conventional, FHA,
VA Loan

Association Information

Association YN: Yes

Association Fee: 100

Association Fee Frequency: Monthly

Association Fee Includes: Guard - 24 Hour, Pool,
Maintenance Structure, Maintenance Grounds,
Maintenance, Recreational Facilities, Security, Trash

Association Amenities: Basketball
Court, Cable TV, Clubhouse, Fence
Restrictions, Fitness Center, Gated,
Optional Additional Fees, Park,
Playground, Pool, Security, Tennis
Court(s)

Community Features: Fitness Center, Gated
Community - Guard, Golf Carts OK, Handicap Modified,
Park, Playground, Pool, Sidewalks, Special Community
Restrictions, Tennis Court(s), Street Lights

Fees&Taxes

Tax Year: 2025

Tax Annual Amount: \$8,501

**Tax Other Annual Assessment
Amount:** 3642

Tax Legal Description: LAKESHORE RANCH PHASES 2
& 3 PB 63 PG 051 LOT 403 OR 9401 PG 3173

Tax Lot: 403

Rooms



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Room type	Dimensions	Level	Length	Width
Primary Bedroom	16x20	Second	20	16
Kitchen	12x14	First	14	12
Living Room	23x18	First	18	23
Bedroom 1	11x12	First	12	11
Bonus Room	16x14	First	14	16
Den	12x14	First	14	12
Dining Room	13x14	First	14	13
Bedroom 2	13x13	Second	13	13
Bedroom 3	12x13	Second	13	12
Bedroom 4	13x13	Second	13	13
Living Room	20x18	Second	18	20
Game Room	17x14	Second	14	17
Foyer	8x13	First	13	8
Laundry	9x14	Second	14	9
Dinette	12x14	First	14	12



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Amenities & Features

Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: Yes

Spa Features: Heated, In Ground

CommunityFeatures: Fitness Center, Gated Community - Guard, Golf Carts OK, Handicap Modified, Park, Playground, Pool, Sidewalks, Special Community Restrictions, Tennis Court(s), Street Lights

ExteriorFeatures: French Doors, Rain Gutters, Sliding Doors

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

Amenities: Bar Fridge, Built-In Oven, Convection Oven, Cooktop, Dishwasher, Disposal, Electric Water Heater, Exhaust Fan, Gas Water Heater, Microwave, Range Hood, Refrigerator, Wine Refrigerator

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

Security Features: Fire Alarm, Gated Community, Security Fencing/Lighting/Alarms, Security Gate, Security System, Security System Owned, Smoke Detector(s)

WindowFeatures: Blinds, Drapes, Insulated Windows, Rods, Window Treatments

PoolFeatures: Fiber Optic Lighting, Gunite, Heated, In Ground, Lighting, Salt Water, Screen Enclosure, Tile

Features: Built-in Features, Ceiling Fans(s), Eat-in Kitchen, High Ceilings, In Wall Pest System, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Solid Surface Counters, Solid Wood Cabinets, Stone Counters, Thermostat, Walk-In Closet(s), Window Treatments

Building Details

NewConstructionYN: No

Heating: Central, Electric, Natural Gas

Exterior material: Block, Concrete, Frame, Stucco

Roof: Shingle

Parking: Driveway, Garage Door Opener

Miscellaneous



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Ownership: Fee Simple

Other Equipment: Irrigation
Equipment

Occupant Type: Owner

Showing Requirements: 24 Hour Notice, Appointment
Only, Contact Call Center



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE