

8755 PRAIRIE CREEK DRIVE NEW PORT RICHEY FL 34655

<https://candiscarmichael.com>



One or more photo(s) has been virtually staged. NEW PRICE ! Welcome to your own slice of paradise in this 2020, newer construction home in the heart of Trinity, Florida. Offering 3 bedrooms, 2 full bathrooms, and a 2-car garage, with 2,040 square feet of living space, this gem is an ideal home for you, [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 2017 sq ft



Courtesy of

**Listing Office:** LUXURY & BEACH REALTY INC

**Status:** Active

**Office ID:** MFR260031365

**MLS ID:** MFRTB8418150



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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/TB8418150>

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## Basics

**Bathrooms Full:** 2

**Category:** Single Family Residence

**Bedrooms:** 3 beds

**Half baths:** 0 half baths

**Area, sq ft:** 2017 sq ft

**Year built:** 2020

**Date added:** Added 4 hours ago

**Type:** Residential

**Bathrooms:** 2 baths

**Floors:** 1 floor

**Lot size, sq ft:** 6659 sq ft

**SubdivisionName:** MITCHELL RANCH SOUTH  
PH 2

**ListOfficeName:** LUXURY & BEACH REALTY INC

**GarageSpaces:** 2

**ListAOR:** mfrmls

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## Location Details

**Township:** 26S

**Road Surface Type:** Paved

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## Property Features



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**Interior Features:** Ceiling Fans(s), Open Floorplan, Primary Bedroom Main Floor, Stone Counters, Thermostat, Walk-In Closet(s), Window Treatments

**Flooring:** Carpet, Ceramic Tile

**Waterfront YN:** Yes

**Garage YN:** Yes

**Garage Spaces:** 2

**Exterior Features:** Sliding Doors

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

**Sewer:** Public Sewer

**Heating:** Central

**Appliances:** Dishwasher, Disposal, Range, Refrigerator

**Laundry Features:** Laundry Closet

**Waterfront Features:** Lake Front

**Attached Garage YN:** Yes

**Pets Allowed:** Cats OK, Dogs OK

**Roof:** Shingle

**Water Source:** Public

**Cooling:** Central Air

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## Property Details

**Subdivision Name:** MITCHELL RANCH SOUTH PH 2

**Parcel Number:** 16-26-26-006.0-000.00-067.0

**Levels:** One

**Direction Faces:** Northeast

**Foundation Details:** Slab

**Construction Materials:** Block

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

**Property Condition:** Completed

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## Association Information

**Association YN:** Yes

**Association Fee:** 495

**Association Fee Frequency:** Annually

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## Fees&Taxes

**Tax Year:** 2024

**Tax Annual Amount:** \$2,914

**Tax Legal Description:** MITCHELL RANCH SOUTH PHASE II PB 79 PG 081 LOT 67

**Tax Lot:** 67



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## Rooms

Room type	Dimensions	Level	Length	Width
Primary Bedroom	12x14	First	14	12
Living Room	16x14	First	14	16
Kitchen	12x11	First	11	12
Dining Room	10x10	First	10	10
Bonus Room	12x11	First	11	12
Balcony/Porch/Lanai	8x11	First	11	8
Bedroom 2	12x11	First	11	12
Bathroom 3	11x10	First	10	11

## Amenities & Features

**Waterfront available:** Yes

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**ExteriorFeatures:** Sliding Doors

**Features:** Ceiling Fans(s), Open Floorplan, Primary Bedroom Main Floor, Stone Counters, Thermostat, Walk-In Closet(s), Window Treatments

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

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

**Amenities:** Dishwasher, Disposal, Range, Refrigerator



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## Building Details

**NewConstructionYN:** No

**Exterior material:** Block

**Heating:** Central

**Roof:** Shingle

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## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:** Vacant

**Other Equipment:** Irrigation Equipment **Showing Requirements:** Supra Lock Box, Go Direct



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