

8874 GALLANTREE PLACE LAND O LAKES FL 34637

https://candiscarmichael.com



Short Sale. Only two years old and shows like a model home! This end-unit townhome in Connerton offers 3 bedrooms, 2.5 bathrooms, and a 2-car garage, with only one adjoining neighbor. The seller is offering \$10,000 in flex money, subject to lender approval, giving buyers added flexibility toward allowable closing costs or an interest rate [...]

- 3 beds
- 3 baths
- Residential
- Townhouse
- Active
- 1861 sq ft



Courtesy of

Listing Office: CHARLES RUTENBERG REALTY INC

Status: Active

Office ID: MFR260000779

MLS ID: MFRTB8559192



Call us now

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



Description

Virtual Tour:

https://listing.maderem.com/order/db129f22-c080-4409-2172-08df1ee9fb13?version=71_186&branding=false

Basics

Bathrooms Full: 2

Date added: Added 56 minutes ago

Type: Residential

Bathrooms: 3 baths

Floors: 2 floors

Lot size, sq ft: 3240 sq ft

SubdivisionName: CONNERTON VILLAGE 3
TWNHMS

GarageSpaces: 2

Bathrooms Half: 1

Category: Townhouse

Bedrooms: 3 beds

Half baths: 1 half bath

Area, sq ft: 1861 sq ft

Year built: 2024

ListOfficeName: CHARLES RUTENBERG
REALTY INC

ListAOR: mfrmls

Location Details

Township: 25S

Road Surface Type: Paved

Property Features



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Interior Features: Cathedral Ceiling(s), Ceiling Fans(s), Kitchen/Family Room Combo, Open Floorplan, Primary Bedroom Upstairs

Flooring: Carpet, Ceramic Tile

Patio And Porch Features: Covered, Enclosed, Patio, Screened

Attached Garage YN: Yes

Pets Allowed: Yes

Roof: Shingle

Utilities: Cable Available, Electricity Available, Public, Sewer Available, Water Connected

Sewer: Public Sewer

Heating: Central

Lot Features: Corner Lot

Appliances: Dishwasher, Disposal, Electric Water Heater, Microwave, Range, Refrigerator

Laundry Features: Inside, Laundry Room

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Lighting, Sidewalk

Architectural Style: Contemporary

Water Source: Public

Cooling: Central Air

Furnished: Unfurnished

Property Details

Subdivision Name: CONNERTON VILLAGE 3 TWNHMS

Levels: Two

Direction Faces: North

Construction Materials: Block, Concrete, Stucco

Parcel Number: 30 25 19 0040 07700 0040

Property Attached YN: Yes

Foundation Details: Slab

Listing Terms: Cash, Conventional, FHA, VA Loan

Association Information

Association YN: Yes

Association Fee Frequency: Monthly

Association Fee: 304.09

Association Fee Includes: Internet, Maintenance Structure, Maintenance Grounds, Private Road

Community Features: Buyer Approval Required, Clubhouse, Community Mailbox, Deed Restrictions, Dog Park, Fitness Center, Golf Carts OK, Irrigation-Reclaimed Water, Park, Playground, Pool, Restaurant, Sidewalks, Tennis Court(s), Street Lights



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Fees&Taxes

Tax Year: 2025

Tax Other Annual Assessment Amount: 1265

Tax Lot: 4

Tax Annual Amount: \$5,609

Tax Legal Description: CONNERTON VILLAGE 3 TOWNHOMES PB 91 PG 019 BLOCK 77 LOT 4

Rooms

Room type	Dimensions	Length	Width
Kitchen	10x14	14	10
Primary Bedroom	18x12	12	18
Family Room	15x14	14	15

Amenities & Features

Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

CommunityFeatures: Buyer Approval Required, Clubhouse, Community Mailbox, Deed Restrictions, Dog Park, Fitness Center, Golf Carts OK, Irrigation-Reclaimed Water, Park, Playground, Pool, Restaurant, Sidewalks, Tennis Court(s), Street Lights

Utilities: Cable Available, Electricity Available, Public, Sewer Available, Water Connected

Amenities: Dishwasher, Disposal, Electric Water Heater, Microwave, Range, Refrigerator

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

ExteriorFeatures: Lighting, Sidewalk

Features: Cathedral Ceiling(s), Ceiling Fans(s), Kitchen/Family Room Combo, Open Floorplan, PrimaryBedroom Upstairs

Building Details

ArchitecturalStyle: Contemporary

Heating: Central

Roof: Shingle

NewConstructionYN: No

Exterior material: Block, Concrete, Stucco

Miscellaneous

Ownership: Fee Simple

Occupant Type:
Owner

Showing Requirements: Coming Soon - Allowing Showings,
Appointment Only, ShowingTime



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