

# 9100 DORIE DRIVE TRENTON FL 32693

<https://candiscarmichael.com>



Welcome to the Riverwalk Gated Community of Fanning Springs, FL. This brand new 2026 Custom Wade Home is perfectly situated on .35 acres and offers a gorgeous bright open 3 bedroom/2 bathroom floor plan. As you enter the home you will see a open floor plan with a spacious living room with tray ceiling details [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1802 sq ft



## Courtesy of

**Listing Office:** LPT REALTY, LLC

**Status:** Active

**Office ID:** MFR261016803

**MLS ID:** MFRGC540180



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



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## Description

**Virtual Tour:** <https://www.propertypanorama.com/instaview/stellar/GC540180>

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## Basics

**Bathrooms Full:** 2

**Category:** Single Family Residence

**Bedrooms:** 3 beds

**Half baths:** 0 half baths

**Lot size, sq ft:** 15246 sq ft

**SubdivisionName:** RIVERWALK/FANNING SPGS PH 02

**GarageSpaces:** 2

**Date added:** Added 2 hours ago

**Type:** Residential

**Bathrooms:** 2 baths

**Area, sq ft:** 1802 sq ft

**Year built:** 2026

**ListOfficeName:** LPT REALTY, LLC

**ListAOR:** mfrmls

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## Location Details

**Township:** 10

**Road Surface Type:** Paved

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## Property Features



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**Interior Features:** Ceiling Fans(s), Coffered Ceiling(s), Open Floorplan, Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Tray Ceiling(s), Walk-In Closet(s)

**Flooring:** Carpet, Ceramic Tile

**Garage YN:** Yes

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

**Roof:** Metal

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Unfurnished

**Appliances:** Dishwasher, Dryer, Range, Refrigerator, Washer

**Laundry Features:** Laundry Room

**Garage Spaces:** 2

**Exterior Features:** Private Yard, Sidewalk

**Utilities:** Electricity Connected

**Sewer:** Public Sewer

**Heating:** Central, Electric

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## Property Details

**Subdivision Name:** RIVERWALK/FANNING  
SPGS PH 02

**Levels:** One

**New Construction YN:** Yes

**Construction Materials:** HardiPlank Type,  
Frame

**Property Condition:** Completed

**Parcel Number:** 20-10-14-0317-0000-1440

**Direction Faces:** Northwest

**Foundation Details:** Slab

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

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## Association Information

**Association YN:** Yes

**Association Fee Frequency:** Monthly

**Community Features:** Clubhouse, Deed Restrictions,  
Fitness Center, Gated Community - No Guard, Pool,  
Sidewalks, Tennis Court(s)

**Association Fee:** 140

**Association Amenities:** Clubhouse,  
Fitness Center, Gated, Pool, Tennis  
Court(s)

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## Fees&Taxes



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**Tax Year:** 2025

**Tax Annual Amount:** \$542

**Tax Legal Description:** LOT 144 RIVERWALK OF FANNING SPRINGS PHASE 2 61/485 143/481 157/324 198/565 230/356 230/ 358 246/346 249/475 2001/1727 2002/1585 2002/2673 2002/3480 2002/3776 2005/2654 2005/6490 2006/3199

**Tax Lot:** 144

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## Rooms

Room type	Level
Dining Room	First
Kitchen	First
Living Room	First
Primary Bedroom	First
Primary Bathroom	First

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## Amenities & Features



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**Waterfront available:** No

**AttachedGarageYN:** No

**PoolPrivateYN:** No

**CommunityFeatures:** Clubhouse, Deed Restrictions, Fitness Center, Gated Community - No Guard, Pool, Sidewalks, Tennis Court(s)

**Utilities:** Electricity Connected

**Amenities:** Dishwasher, Dryer, Range, Refrigerator, Washer

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**ExteriorFeatures:** Private Yard, Sidewalk

**Features:** Ceiling Fans(s), Coffered Ceiling(s), Open Floorplan, Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Tray Ceiling(s), Walk-In Closet(s)

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## Building Details

**NewConstructionYN:** Yes

**Exterior material:** Frame, HardiPlank Type

**Heating:** Central, Electric

**Roof:** Metal

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## Miscellaneous

**Ownership:** Fee Simple

**Other Equipment:** Irrigation Equipment, Private Yard

**Occupant Type:** Vacant

**Showing Requirements:** Combination Lock Box



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