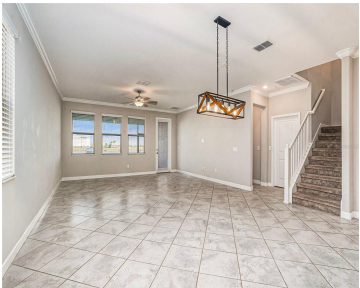


9173 SHADYSIDE LANE LAND O LAKES FL 34637

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Welcome to one of the largest and most desirable homes in the Community Connection Village of Land O’ Lakes, FL! This beautifully updated 5-bedroom / 4-bath residence offers exceptional space, comfort, and modern upgrades that today’s buyers are looking for. Enjoy a versatile loft, a dedicated movie/bonus room, and a full-size bathroom on the main [...]

- 5 beds
- 4 baths
- Residential
- Single Family Residence
- Active
- 3777 sq ft



Courtesy of

Listing Office: MARK SPAIN REAL ESTATE

Status: Active

Office ID: MFR261019292

MLS ID: MFRTB8451643



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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: 8016 sq ft

View: Park/Greenbelt, Water

ListOfficeName: MARK SPAIN REAL ESTATE

ListAOR: mfrmls

Date added: Added 3 hours ago

Type: Residential

Bathrooms: 4 baths

Area, sq ft: 3777 sq ft

Year built: 2020

SubdivisionName: CONNERTON VILLAGE

GarageSpaces: 2

Location Details

Township: 25

Road Surface Type: Concrete, Paved

Elementary School: Connerton Elem **Middle Or Junior School:** Pine View Middle-PO

High School: Land O' Lakes High-PO

Property Features



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Interior Features: Cathedral Ceiling(s), Ceiling Fans(s), Central Vacuum, Crown Molding, High Ceilings, Living Room/Dining Room Combo, Open Floorplan, Thermostat, Tray Ceiling(s), Walk-In Closet(s)

Flooring: Carpet, Tile

Parking Features: Guest, On Street

Attached Garage YN: Yes

Pets Allowed: Breed Restrictions, Cats OK, Dogs OK, Yes

Roof: Shingle

Utilities: Electricity Connected, Public, Sprinkler Meter, Water Connected

Water Source: Public

Cooling: Central Air

Furnished: Unfurnished

Appliances: Cooktop, Refrigerator

Laundry Features: Laundry Room

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Balcony, Fire Pit, French Doors, Garden, Private Yard, Sidewalk, Sliding Doors

Window Features: Skylight(s), Window Treatments, Wood Frames

View: Park/Greenbelt, Water

Sewer: Public Sewer

Heating: Central, Electric, Natural Gas

Lot Features: Greenbelt, Near Public Transit, Sidewalk, Paved, Private

Property Details

Subdivision Name: CONNERTON VILLAGE

Parcel Number: 24-25-18-019.0-060.00-013.0

Levels: Two

Direction Faces: South

Foundation Details: Block, Concrete Perimeter

Construction Materials: Brick, Concrete, Stucco, Frame

Listing Terms: Cash, Conventional, FHA, VA Loan

Property Condition: Completed

Association Information

Association YN: Yes

Association Fee: 261

Association Fee Frequency: Quarterly



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Fees&Taxes

Tax Year: 2025

Tax Other Annual Assessment Amount: 2234

Tax Lot: 0130

Tax Annual Amount: \$10,747

Tax Legal Description: CONNERTON VILLAGE TWO
PARCEL 218 PHASES 1C 2B AND 3 PB 79 PG 026 BLOCK
60 LOT 13

Rooms

Room type	Level
Primary Bedroom	First
Bedroom 2	First
Bedroom 3	Second
Bedroom 4	Second
Bedroom 5	Second
Kitchen	First
Living Room	First

Amenities & Features

Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

WindowFeatures: Skylight(s), Window Treatments, Wood Frames

Utilities: Electricity Connected, Public, Sprinkler Meter, Water Connected

Amenities: Cooktop, Refrigerator

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

ExteriorFeatures: Balcony, Fire Pit, French Doors, Garden, Private Yard, Sidewalk, Sliding Doors

Features: Cathedral Ceiling(s), Ceiling Fans(s), Central Vacuum, Crown Molding, High Ceilings, Living Room/Dining Room Combo, Open Floorplan, Thermostat, Tray Ceiling(s), Walk-In Closet(s)

Building Details

NewConstructionYN: No **Heating:** Central, Electric, Natural Gas

Basement: Other

Exterior material: Brick, Concrete, Frame, Stucco

Roof: Shingle

Parking: Guest, On-street

Miscellaneous

Ownership: Fee Simple

Occupant Type: Owner

Other Equipment: Fire Pit, Private Yard

Showing Requirements: Combination Lock Box



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