

# 9173 SHADYSIDE LANE LAND O LAKES FL 34637

<https://candiscarmichael.com>



\$555,000

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



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## 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 4 hours ago

**Type:** Residential

**Bathrooms:** 4 baths

**Area, sq ft:** 3777 sq ft

**Year built:** 2020

**SubdivisionName:** CONNERTON VILLAGE

**GarageSpaces:** 2

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## 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

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## 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

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## 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

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## Association Information

**Association YN:** Yes

**Association Fee:** 261

**Association Fee Frequency:** Quarterly



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## Fees&Taxes

**Tax Year:** 2025

**Tax Annual Amount:** \$10,747

**Tax Other Annual Assessment Amount:** 2234

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

**Tax Lot:** 0130

## 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



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**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 Vaccum, Crown Molding, High Ceilings, Living Room/Dining Room Combo, Open Floorplan, Thermostat, Tray Ceiling(s), Walk-In Closet(s)

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## Building Details

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

**Basement:** Other

**Exterior material:** Brick, Concrete, Frame, Stucco

**Roof:** Shingle

**Parking:** Guest, On-street

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## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:** Owner

**Other Equipment:** Fire Pit, Private Yard

**Showing Requirements:** Combination Lock Box



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