

9579 FLOURISH DRIVE LAND O LAKES FL 34637

https://candiscarmichael.com



Welcome to 9579 Flourish Dr, Land O' Lakes, FL 34637 — a beautifully maintained, move-in-ready 3-bedroom, 2-bathroom home with a 2-car garage located in the highly sought-after Connerton Village community. Built in 2021 and offering 1,627 square feet of thoughtfully designed living space, this modern one-story home combines comfort, functionality, and the incredible Florida lifestyle [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1627 sq ft



Courtesy of

Listing Office: CHARLES RUTENBERG REALTY INC

Status: Active

Office ID: MFR260000779

MLS ID: MFRTB8512324



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



Basics

Bathrooms Full: 2

Category: Single Family Residence

Bedrooms: 3 beds

Half baths: 0 half baths

Lot size, sq ft: 5000 sq ft

View: Garden

ListOfficeName: CHARLES RUTENBERG REALTY
INC

ListAOR: mfrmls

Date added: Added 3 hours ago

Type: Residential

Bathrooms: 2 baths

Area, sq ft: 1627 sq ft

Year built: 2021

SubdivisionName: CONNERTON VILLAGE 2
PRCL 209

GarageSpaces: 2

Location Details

Township: 25

Road Responsibility: Private Maintained Road

Middle Or Junior School: Pine View Middle-PO

Road Surface Type: Paved

Elementary School: Connerton Elem

High School: Land O' Lakes High-PO

Property Features



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Interior Features: Ceiling Fans(s), Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Stone Counters, Thermostat

Flooring: Carpet, Ceramic Tile

Patio And Porch Features: Covered, Front Porch, Patio, Porch

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Garden, Lighting, Private Entrance, Private Mailbox, Private Yard, Sidewalk

Roof: Shingle

Utilities: Cable Available, Phone Available, Public, Sewer Connected, Underground Utilities, Water Connected

View: Garden

Sewer: Public Sewer

Heating: Electric

Lot Features: City Limits, In County, Landscaped, Level, Near Public Transit, Private, Sidewalk, Paved

Appliances: Built-In Oven, Cooktop, Dishwasher, Disposal, Dryer, Electric Water Heater, Exhaust Fan, Freezer, Microwave, Refrigerator, Washer

Laundry Features: Inside

Parking Features: Driveway, Garage Door Opener, Garage Faces Rear

Attached Garage YN: Yes

Pets Allowed: Yes

Fencing: Vinyl

Window Features: Double Pane Windows

Vegetation: Trees/Landscaped

Water Source: Public

Cooling: Central Air

Furnished: Unfurnished

Property Details

Subdivision Name: CONNERTON VILLAGE
2 PRCL 209

Levels: One

Foundation Details: Slab

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

Parcel Number: 18-25-24-001.0-068.00-010.0

Direction Faces: East

Construction Materials: Block, Concrete, Stucco

Property Condition: Completed

Association Information



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Association YN: Yes

Association Fee Frequency: Monthly

Association Amenities: Basketball Court, Clubhouse, Fitness Center, Maintenance, Park, Playground, Pool, Recreation Facilities, Spa/Hot Tub, Tennis Court(s), Trail(s), Wheelchair Access

Association Fee: 59.89

Association Fee Includes: Pool, Maintenance Grounds

Community Features: Clubhouse, Fitness Center, Irrigation-Reclaimed Water, Park, Playground, Pool, Sidewalks, Tennis Court(s), Wheelchair Access, Street Lights

Fees&Taxes

Tax Year: 2025

Tax Other Annual Assessment Amount: 1705

Tax Lot: 10

Tax Annual Amount: \$6,722

Tax Legal Description: CONNERTON VILLAGE TWO
PARCEL 209 PB 84 PG 65 BLOCK 68 LOT 10

Rooms



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Room type	Dimensions	Level	Length	Width
Primary Bedroom	11x18	First	18	11
Primary Bathroom	11x11	First	11	11
Bedroom 2	12x12	First	12	12
Bedroom 3	12x10	First	10	12
Bathroom 2	8x5	First	5	8
Kitchen	11x12	First	12	11
Dining Room	16x10	First	10	16
Living Room	17x16	First	16	17

Amenities & Features



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Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

CommunityFeatures: Clubhouse, Fitness Center, Irrigation-Reclaimed Water, Park, Playground, Pool, Sidewalks, Tennis Court(s), Wheelchair Access, Street Lights

ExteriorFeatures: Garden, Lighting, Private Entrance, Private Mailbox, Private Yard, Sidewalk

Features: Ceiling Fans(s), Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Stone Counters, Thermostat

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

WindowFeatures: Double Pane Windows

Utilities: Cable Available, Phone Available, Public, Sewer Connected, Underground Utilities, Water Connected

Amenities: Built-In Oven, Cooktop, Dishwasher, Disposal, Dryer, Electric Water Heater, Exhaust Fan, Freezer, Microwave, Refrigerator, Washer

Building Details

NewConstructionYN: No

Exterior material: Block, Concrete, Stucco

Parking: Driveway, Garage Door Opener, Garage Faces Rear

Heating: Electric

Roof: Shingle

Miscellaneous

Ownership: Fee Simple

Other Equipment: Irrigation Equipment, Private Entrance, Private Yard

Occupant Type: Owner

Showing Requirements: Supra Lock Box, Appointment Only, Call Listing Agent 2, See Remarks, ShowingTime



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