9961 CROSS RIVER TRAIL PARRISH FL 34219

https://candiscarmichael.com









WATERFRONT POOL HOME with WHOLE HOUSE GENERATOR! Discover an exceptional blend of modern comfort, thoughtful design, and Florida lifestyle living at 9961 Cross River Trail in Parrish. Built by Neal Communities, this beautifully designed two-story residence offers approximately 2,428 square feet of living space, with four bedrooms, two-and-a-half bathrooms, a loft, and a two-car garage. [...]

- 4 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2431 sq ft

Courtesy of

Listing Office: LPT REALTY, LLC

Office ID: MFR261016803

Status: Active

MLS ID: MFRA4709816

Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com

Charles Rutenberg Realty, Inc
THE STANDARD OF EXCELLENCE

Description

Virtual Tour:
https://www.zillow.com/view-imx/bed221f4-4580-4e1a-a451-5bf5fccd8e8d?wl=true&setAttribution=mls&initialViewType=pano

Basics

Bathrooms Full: 2

Bathrooms Half: 1

Date added: Added 2 hours ago

Category: Single Family Residence

Type: Residential

Bedrooms: 4 beds

Bathrooms: 3 baths

Half baths: 1 half bath

Area, sq ft: 2431 sq ft

Lot size, sq ft: 5670 sq ft

Year built: 2023

View: Water

SubdivisionName: NORTH RIVER RANCH PH IV-A

ListOfficeName: LPT REALTY, LLC

GarageSpaces: 2

ListAOR: mfrmls

Location Details

Township: 33S

Road Surface Type: Asphalt

Elementary School: Barbara A. Harvey Elementary

Middle Or Junior School: Buffalo Creek Middle

High School: Parrish Community High

Property Features

Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com

Charles Rutenberg Realty, Inc
THE STANDARD OF EXCELLENCE

Interior Features: Built-in Features, Ceiling Fans(s), Eat-in Kitchen, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Walk-In Closet(s)

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

Flooring: Carpet, Ceramic Tile, Tile

Laundry Features: Inside, Laundry Room

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

Pool Private YN: Yes

Pool Features: In Ground, Screen Enclosure

Parking Features: Driveway, Garage Door Opener

Garage YN: Yes

Attached Garage YN: Yes

Garage Spaces: 2

Pets Allowed: Number Limit

Exterior Features: Hurricane Shutters, Lighting, Rain Gutters, Sidewalk

Roof: Shingle

Architectural Style: Florida

Utilities: BB/HS Internet Available, Cable Available, Electricity Connected, Phone Available, Sewer Connected, Underground Utilities, Water Connected

Vegetation: Mature Landscaping, Trees/Landscaped

View: Water

Water Source: Public

Sewer: Public Sewer

Cooling: Central Air

Heating: Central, Electric, Heat Pump

Furnished: Unfurnished

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

Property Details

Subdivision Name: NORTH RIVER RANCH PH IV-A

Parcel Number: 400458309

Levels: Two

Direction Faces: Northeast

Builder Name: Neal Communities

Builder Model: Heritage

Foundation Details: Slab

Construction Materials: Block, HardiPlank Type, Stucco

Listing Terms: Cash, Conventional, FHA, VA Loan

Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com

Charles Rutenberg Realty, Inc
THE STANDARD OF EXCELLENCE

Association Information

Association YN: Yes

Association Fee: 111

Association Fee Frequency: Annually

Association Fee Includes: Pool, Recreational Facilities

Association Amenities: Clubhouse, Fence Restrictions, Fitness Center, Playground, Pool, Recreation Facilities, Trail(s), Vehicle Restrictions

Community Features: Clubhouse, Community Mailbox, Deed Restrictions, Fitness Center, Irrigation-Reclaimed Water, Park, Playground, Pool, Sidewalks, Special Community Restrictions, Street Lights

Fees&Taxes

Tax Year: 2025

Tax Annual Amount: $9,273

Tax Other Annual Assessment Amount: 2580

Tax Legal Description: Lot 14, Block 5, North River Ranch IV-A PI#4004.5830/9

Tax Lot: 14

Rooms

Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com

Charles Rutenberg Realty, Inc
THE STANDARD OF EXCELLENCE

Room type	Dimensions	Length	Width
Great Room	17.7x14.1	14.1	17.7
Kitchen	11x12.1	12.1	11
Dining Room	8.1x12.1	12.1	8.1
Primary Bedroom	13.8x14.9	14.9	13.8
Bedroom 2	10.1x12.4	12.4	10.1
Bedroom 3	10.8x12.4	12.4	10.8
Bedroom 4	12.8x12.5	12.5	12.8
Loft	15.1x19.1	19.1	15.1

Balcony/Porch/Lanai

Amenities & Features

Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com

Charles Rutenberg Realty, Inc
THE STANDARD OF EXCELLENCE

Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: Yes

CommunityFeatures: Clubhouse, Community Mailbox, Deed Restrictions, Fitness Center, Irrigation-Reclaimed Water, Park, Playground, Pool, Sidewalks, Special Community Restrictions, Street Lights

PoolFeatures: In Ground, Screen Enclosure

Features: Built-in Features, Ceiling Fans(s), Eat-in Kitchen, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Walk-In Closet(s)

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

ExteriorFeatures: Hurricane Shutters, Lighting, Rain Gutters, Sidewalk

Utilities: BB/HS Internet Available, Cable Available, Electricity Connected, Phone Available, Sewer Connected, Underground Utilities, Water Connected

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

Building Details

ArchitecturalStyle: Florida

Heating: Central, Electric, Heat Pump

Roof: Shingle

NewConstructionYN: No

Exterior material: Block, HardiPlank Type, Stucco

Parking: Driveway, Garage Door Opener

Miscellaneous

Ownership: Fee Simple

Other Equipment: Irrigation Equipment

Occupant Type: Vacant

Showing Requirements: Go Direct, Lockbox, ShowingTime

Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com

Charles Rutenberg Realty, Inc

THE STANDARD OF EXCELLENCE