



4 BEDS



2769 SQFT



3 BATHROOMS

**\$37,500 Price Reduction!** This house comes with a Buyer Promotion: Choose from REDUCED RATE. This is a seller paid rate-buydown that reduces the buyer's interest rate and monthly payment. Or \$10,000 toward closing costs. Terms apply, see disclosures for more information. Welcome to The Gardens at the Watergrass Community (gated)! The Key West floor plan by Bering Homes, offers so much! This BRAND NEW HOME features 10' ceilings, four bedrooms plus a bonus room with closet, two and a half bathrooms, a living room + separate family room, and a three-car garage with large lanai. All bedrooms are on the second floor, which is great for hosting gatherings. The guests stay downstairs while the private bedrooms are on a second level. The kitchen has granite countertops, white shaker style cabinets and stainless steel appliances, the flooring is Savannah Pearl Ceramic Tile with carpet in the bedrooms. The primary bedroom is huge and located on the second floor. Measuring 18' x 14' and with an additional large walk-in closet, an en-suite bathroom with separate bathtub and walk-in shower, double sinks and a water closet. The home has a tile roof and paved driveway.

This beautiful home is tucked away in the Estate Garden Subdivision within the Watergrass Community. The closest Elementary Schools are Watergrass Elementary (just a few blocks away), Innovation Preparatory Academy, Kirkland K-8 (tuition-free charter schools), Wesley Chapel Elementary School. The closest middle school is Thomas Weighman Middle School, & the nearest high schools are Kirkland Academy of Innovation High School...

### PROPERTY DETAILS

**List Price:** \$659,990

**MLS ID:** MFRT3546589

**Sq.ft.:** 2,769

### FEATURES

**Property Type:** Residential

**Property Sub Type:** Single Family Residence

**Year Built:** 2024

**Parking:** Yes

**Cooling:** Central Air

**Heating:** Central

**Annual Tax Amount:** \$4,256

**Days on Market:** 306

**Listing Date:** 07-31-2024

**Flood Zone:** X

**Lot size Acres:** 0.2

**Lot Size:** 8807

**Zoning:** MPUD



**CONTACT AGENT**  
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