

T3106383 10106 ROSE PETAL PL, RIVERVIEW, FL 33578**County:** Hillsborough**Status:** Sold**Subdiv:** TWIN CREEKS**Backups Requested:** No**Beds:** 4**List Price:** \$227,590**Baths:** 2/0**Year Built:** 2018**Pool:** Community**Special Sale:** None**Property Style:** Single Family Residence**ADOM:** 16**Lot Features:** Sidewalks, Street Paved**CDOM:** 16**Total Acreage:** Up to 10,889 Sq. Ft.**Pets:** Yes**Garage:** Yes **Attch:** Yes **Spcs:** 2**Carpport:** No **Spcs:****Garage/Parking Features:****LP/SqFt:** \$117.56**Heated Area:** 1,936 SqFt**Total Area:** 2,336 SqFt**Home Warranty Y/N:** No**New Construction:** Yes**Sold Date:** 09/27/2018**Builder Name:** Lennar**Sold Price:** \$227,590**Builder Model:** Hartford**SP / SqFt:** \$117.56**Proj Comp Date:** 10/28/2018

Under Construction - This beautiful one story 1936 sq. ft. "Hartford" home has four bedrooms, two baths and a two car garage. Twin Creeks is the perfect community for growing families, with homes starting in the low \$200's and ranging from 1,555 - 3,326 square feet for any size family. Choose from seven different floorplans, all with two car garages and Everything's Included features such as ceramic tiles and GE appliances.

Land, Site, and Tax Information**Legal Desc:** TWIN CREEKS**SE/TP/RG:** 00-00-00**Subdivision #:****Tax ID:** U-06-31-20-A8I-000002-00016.0**Taxes:** \$0**Homestead:** No**Ownership:** Fee Simple**Flood Zone:** X**Floors in Unit/Home:** One**Book/Page:** 00/00**Total # of Floors:****Land Lease Fee:****Lot Dimensions:****Zoning:** PD**Future Land Use:****Zoning Comp:** Yes**Tax Year:** 2017**CDD:** Yes **Annual CDD Fee:** 1,831**Complex/Comm Name:****Flood Zone Date:****Floor #:****Census Block:****Bldg Name/#:****Total Units:****Lot Size Acres:** 0.00**Block/Parcel:** 00/00**Front Exposure:****Lot #:** 0216**Other Exemptions:****Mill Rate:****Flood Zone Panel:****Planned Unit Dev:****Census Tract:****Lot Size SqFt:** 0**Interior Information****A/C:** Central Air**Heat/Fuel:** Central**Utilities:** Cable Available**Sewer:** Public Sewer**Water:** Public**Fireplace:** No**Heated Area Source:** Builder**Appliances Incl:** Dishwasher, Disposal, Dryer, Microwave, Range, Refrigerator, Washer**Flooring Covering:** Carpet, Ceramic Tile**Interior Feat:**

Room Type	Level	Dimen	Flooring	Features
Bedroom 2	First	11x10		
Bedroom 3	First	10x10		
Bedroom 4	First	11x10		
Kitchen	First	11x13		Pantry
Living Room	First	14x23		
Master Bedroom	First	12x17		
Dinette	First	11x11		

Exterior Information**Ext Construction:** Block, Stucco**Roof:** Shingle**Property Description:****Ext Features:** Sidewalk**Pool:** Community**Pool Features:****Patio And Porch Features:****Foundation:** Slab**Garage/Parking Features:****Garage Dim:** 19x20**Architectural Style:** Contemporary**Pool Dimensions:****Spa:****Community Information****Community Features:** Deed Restrictions, Pool**Fee Includes:** Community Pool**HOA / Comm Assn:** Yes**HOA Fee:** \$28**HOA Pmt Sched:** Monthly**Other Fee:****Mo Maint\$(add HOA):****Condo Fee:****Housing for Older Per:** No**Max Pet Wt:****Pet Restrictions:** See HOA for pet restrictions**Elementary School:** Summerfield Crossing Elementary**Middle School:** Eisenhower-HB**High School:** East Bay-HB**Realtor Information**

List Agent: [Ben Goldstein](#)
List Agent E-mail: robin.bennett@lennar.com
Sales Team:
List Office: [LENNAR REALTY](#)
Original Price: \$227,590
List Date: 05/10/2018
Representation:
Owner: LENNAR
Financing Avail: Cash, Conventional, FHA, VA Loan

List Agent ID: 629029835
List Agent Fax: 856-203-6648

List Agent Direct: 813-917-9080
List Agent Cell: 813-917-9080
Call Center #: 813-917-9080
List Office ID: 776703
List Office Phone: 813-841-2187
LP/SqFt: \$117.56

List Office Fax: 856-203-6648

Listing Service Type: Limited Service
Owner Phone:
Association/Manager Name: **Listing Type:** Exclusive Right To Sell

Association/Manager Phone:

Days to Cont: 16

Exp Clsg Date: 11/30/2018

Sell Office: [SIGNATURE REALTY ASSOCIATES](#)

Sold Price: \$227,590

Days to Closed: 140

Seller Credit: \$14,000

SP/LP Ratio: 100

Non-Rep: 0%

Trans Broker: 3%

Contract Status: Financing **Contract:** 05/26/2018

Selling Agent: [Smiley Papenfus](#)

Sold Date: 09/27/2018

SP/SqFt: \$118

Terms: Conventional

Sold Remarks:

Single Agent: 3%

Realtor Info:

Confidential Info:

Showing Instructions: Call Listing Office, See Remarks, Use ShowingTime Button

Driving Directions: - Take I-275N to I-75S, take exit 246 for County Road 672E, merge onto Big Bend Rd, turn left onto Lincoln Rd., turn left onto Cowley Rd., turn right and stay on Cowley Rd.

Realtor Remarks: WELCOME HOME CENTER 813-917-9080. 10026 ROSE PETAL PLACE RIVERVIEW 33578 TONI DAVIS 813-997-9618 DANIELLE KIELPIKOWSKI 813-484-8116. A commission paid will be based on gross sales price minus concessions and/or any upgrade.