

\$597,800 - 31174 Lindentree Drive, WESLEY CHAPEL

MLS® #TB8314487

\$597,800

3 Bedroom, 3.00 Bathroom, 2,072 sqft

Residential on 0.18 Acres

THE RIDGE AT WIREGRASS, WESLEY CHAPEL, FL

Welcome to The Tribeca Model by GL Homes, nestled in the desirable The Ridge at Wiregrass Ranch community. Situated on a picturesque water-view lot, this home offers 3 bedrooms plus a versatile den (easily convertible to a 4th bedroom), 2.5 baths, and a 2-car garage, with elegant, modern finishes throughout. Spanning nearly 2,100 square feet, this home shines beyond New Construction, boasting numerous high-end upgrades. Upon arrival, the home's inviting style immediately captivates, highlighted by architectural curb appeal, a tile roof, paver driveway, and striking brick elevation. Step through the graceful glass entry door into a grand foyer with coffered ceilings, creating a sense of spaciousness, enhanced by tile flooring that flows throughout the main areas. Abundant natural light fills the interior through triple sliding doors and expansive windows, guiding you to an extended screened-in lanai with tranquil water views. The kitchen is a chef's dream, with upgraded cabinetry, quartz countertops, and stainless steel appliances. An oversized peninsula invites effortless entertaining, paired with a formal dining area adjacent to the kitchen. The luxurious primary retreat boasts a coffered ceiling, dual custom walk-in closets, and a lavish en-suite bath featuring a double quartz vanity, corner garden tub, shower, and a separate water closet. On the opposite side of the home, discover two additional



bedrooms, a den/office, 2.5 baths, and a well-appointed laundry room. Notable upgrades and recent improvements include crown molding, a custom built-in entertainment center with an electric fireplace, custom closets, woodwork throughout, an upgraded kitchen and bathroom package, luxury vinyl flooring in bedrooms, a Culligan Platinum water softener, extended screened patio, professional landscaping, premium Restoration Hardware light fixtures, shutters, an ADT security system, and more. These upgrades total over \$60K, complementing an additional \$50K already invested by the previous owner. The home is further enhanced with a tile roof, brick pavers, and an automatic sprinkler system. The community's resort-style clubhouse offers an exceptional array of amenities: a beach-entry pool, waterslide, lap pool, lighted tennis courts, a basketball court, beach volleyball, a shaded playground, open playfield, and a party pavilion. Indoors, residents enjoy a social hall, catering kitchen, indoor sports complex, game room, multipurpose fitness room, and a fully equipped fitness center. Community committees host events and activities, creating a vibrant social atmosphere, with added peace of mind provided by a full-time gate guard. This home offers some maintenance-free living, as the HOA covers lawn care, fertilization, mulching, and outdoor pest control. Ideally located just minutes from top-rated Wiregrass schools, near I-75 on SR56, and a short distance to Wiregrass Mall, The Grove, Sports Campus, Tampa Premium Outlets, hospitals, restaurants, and more!

Built in 2018

Essential Information

MLS® #	TB8314487
Price	\$597,800

Sold Price	\$550,000
Date Sold	January 27th, 2025
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,072
Acres	0.18
Year Built	2018
Type	Residential
Sub-Type	Single Family Residence
Style	Contemporary
Status	Sold

Community Information

Address	31174 Lindentree Drive
Area	Zephyrhills/Wesley Chapel
Subdivision	THE RIDGE AT WIREGRASS
City	WESLEY CHAPEL
County	Pasco
State	FL
Zip Code	33543

Amenities

Amenities	Basketball Court, Clubhouse, Fence Restrictions, Fitness Center, Gated, Lobby Key Required, Maintenance, Pickleball Court(s), Playground, Pool, Tennis Court(s)
# of Garages	2
View	Water

Interior

Interior Features	Ceiling Fans(s), Coffered Ceiling(s), Open Floorplan, Other, Stone Counters, Walk-In Closet(s), Window Treatments
Appliances	Dishwasher, Disposal, Dryer, Microwave, Range, Refrigerator, Washer, Water Softener
Heating	Central, Heat Pump
Cooling	Central Air
Fireplace	Yes

Exterior

Exterior Features	Rain Gutters, Sidewalk, Sliding Doors, Sprinkler Metered
Lot Description	Sidewalk
Roof	Tile
Foundation	Slab

School Information

Elementary	Wiregrass Elementary
Middle	John Long Middle-PO
High	Wiregrass Ranch High-PO

Additional Information

Date Listed	October 28th, 2024
Days on Market	203
Zoning	MPUD
HOA Fees	1349
HOA Fees Freq.	Quarterly

Listing Details

Listing Office	LOMBARDO TEAM REAL ESTATE LLC
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