

# \$609,900 - 2220 Linda Lane, LUTZ

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MLS® #TB8303491

## \$609,900

4 Bedroom, 3.00 Bathroom, 2,676 sqft

Residential on 0.52 Acres

LINDA LAKE GROVES, LUTZ, FL

One or more photo(s) has been virtually staged. **SIGNIFICANT PRICE REDUCTION** for this exceptional LUTZ home! Experience one of the most unique residences in Lutz, situated on 1.14 acres (2 parcels) with beautiful water views from nearly every room, and no HOA, no CDD, and no flood insurance required. If you are looking for a tranquil, countryside escape without sacrificing convenience, this home offers the perfect blend of privacy and central location. Ideal for large families or dual living arrangements, this 2,676 square-foot, custom-built home is designed to accommodate a variety of lifestyles. It features a flexible floor plan that includes four bedrooms, an additional office, and a spacious bonus room—providing plenty of room for everyone. The open layout includes vaulted ceilings on the first floor, enhancing the entry to the living room, dining room, and kitchen. Down the hall, you'll find the first-floor master bedroom, which includes an ensuite bathroom with dual sinks, a walk-in shower, and a walk-in closet. An additional bedroom is also located on the first floor. Upstairs, the wood-trimmed bonus room, with its large windows, adds warmth and character to the home. The remaining 2 bedrooms, office, and a full bath are also situated on the second floor. Another unique feature of this home is the wrap-around screened lanai, perfect for enjoying the tranquility and beauty of the property. The roof was installed in 2019, with the A/C units updated in 2020 and 2021,



and the water heaters replaced in 2011 and 2022. The .62 acres adjacent to the backyard is INCLUDED with the sale and also require no flood insurance. This land extends to the opposite street (Karen Drive) on the left side of the cul-de-sac, with approximately 70 feet of frontage on Karen Drive. While this land offers beautiful water views on two sides, it does not include any portion of the water or provide water access. Surveys and blueprints are available upon request.

Built in 1998

**Essential Information**

MLS® #	TB8303491
Price	\$609,900
Sold Price	\$550,000
Date Sold	April 14th, 2025
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,676
Acres	0.52
Year Built	1998
Type	Residential
Sub-Type	Single Family Residence
Style	Custom
Status	Sold

**Community Information**

Address	2220 Linda Lane
Area	Lutz
Subdivision	LINDA LAKE GROVES
City	LUTZ
County	Pasco
State	FL
Zip Code	33558

**Amenities**

Parking	Driveway, Garage Door Opener, Oversized
# of Garages	2
View	Trees/Woods, Water

## Interior

Interior Features	Built-in Features, Ceiling Fans(s), High Ceilings, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Split Bedroom, Thermostat, Vaulted Ceiling(s), Walk-In Closet(s), Window Treatments
Appliances	Dishwasher, Disposal, Electric Water Heater, Ice Maker, Microwave, Range, Refrigerator, Water Filtration System
Heating	Central
Cooling	Central Air, Attic Fan
Furnished	Unfurnished

## Exterior

Exterior Features	Private Mailbox, Rain Gutters
Lot Description	Cul-De-Sac, City Limits, In County, Oversized Lot, Paved
Roof	Shingle
Foundation	Slab

## School Information

Elementary	Lake Myrtle Elementary-PO
Middle	Charles S. Rushe Middle-PO
High	Sunlake High School-PO

## Additional Information

Date Listed	September 16th, 2024
Days on Market	298
Zoning	R2

## Listing Details

Listing Office	SMITH & ASSOCIATES REAL ESTATE
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