

# **\$529,000 - 22330 Willow Lakes Drive, LUTZ**

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MLS® #W7878662

**\$529,000**

4 Bedroom, 2.00 Bathroom, 1,985 sqft

Residential on 0.22 Acres

WILLOW BEND, LUTZ, FL

Welcome to this beautifully maintained four-bedroom, two-bathroom home in the well-established neighborhood of Willow Bend in Lutz, Florida. With nearly 2,000 square feet of interior space, this home offers room to relax, entertain, and grow! Enjoy everyday living, with a spacious formal living and dining room combo, plus a cozy family room.

The kitchen caters to both the cook and the take-out enthusiast, featuring generous cabinetry, sleek black appliances, a propane gas stove, pantry, and a breakfast nook. The primary bathroom has been completely remodeled and includes a double sink vanity and a gorgeous walk-in shower.

Enjoy indoor laundry featuring a propane gas dryer, a full home water softener system, propane tank and recent major updates like a NEW HVAC SYSTEM and Water Heater in 2025, NEW Windows installed in 2020, ROOF Replaced in 2018, and a NEW Gutter System in 2019. Since the basics are covered, you can kick back and focus on the fun... like hosting pool parties!

Step outside to your screened-in lanai overlooking a newly updated saltwater pool bordered by lush tropical landscaping. Whether you're floating with a book or hosting weekend barbecues, this backyard checks all the boxes.



Located just south of State Road 54 and South Collier Road, this home offers excellent access to Interstate 75, Veterans Expressway, Suncoast Parkway, and North Dale Mabry Highway. Just over a half mile from Publix Super Market, this home brings together everything all wrapped into one fabulous package.

With major updates already done and a backyard built for entertaining, this home won't last long. Call today to schedule a showing today!

Built in 1997

**Essential Information**

MLS® #	W7878662
Price	\$529,000
Sold Price	\$510,000
Date Sold	October 10th, 2025
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,985
Acres	0.22
Year Built	1997
Type	Residential
Sub-Type	Single Family Residence
Status	Sold

**Community Information**

Address	22330 Willow Lakes Drive
Area	Lutz
Subdivision	WILLOW BEND
City	LUTZ
County	Pasco
State	FL
Zip Code	33549

## Amenities

# of Garages	2
Has Pool	Yes

## Interior

Interior Features	Ceiling Fans(s), Other
Appliances	Cooktop, Dryer, Electric Water Heater, Microwave, Refrigerator, Washer, Water Softener
Heating	Heat Pump
Cooling	Central Air

## Exterior

Exterior Features	Other
Roof	Shingle
Foundation	Block

## School Information

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

## Additional Information

Date Listed	September 2nd, 2025
Days on Market	9
Zoning	MPUD
HOA Fees	708
HOA Fees Freq.	Annually

## Listing Details

Listing Office	RE/MAX CHAMPIONS
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Listing information last updated on October 12th, 2025 at 6:04pm EDT