

\$349,999 - 12197 Downy Birch Drive, RIVERVIEW

MLS® #TB8313460

\$349,999

4 Bedroom, 3.00 Bathroom, 2,328 sqft

Residential on 0.11 Acres

RIDGEWOOD, RIVERVIEW, FL

Like new Smart Home located in The Ridgewood Sundivision. The home is DR Horton's Elston two-story floorplan built in 2022. This home includes a spacious open floorplan downstairs with all gray tile flooring and fresh interior paint. The kitchen includes an island, granite countertops, a stainless steel appliance package, and an aftermarket single basin sink. This floorplan is built for entertaining friends & family where everyone can be included whether you are watching the game, cooking, relaxing or dining. Enjoy a newly added screened lanai with epoxy floors for a long lasting outdoor space for your morning coffee plus a fully fenced back yard. Upstairs you have a loft space for your home office, 2nd living space, playroom, or bonus space, the possibilities are endless! The owner's suite is oversized and has a very large walk in closet with nice natural light from the closet window. The owner's en-suite bath includes double sinks and a walk in shower. The remaining 3 bedrooms also enjoy their own bathroom with double sinks and a shower-tub combo just across from the laundry room with the washer & dryer included. The smart home features include security camera, video doorbell, smart thermostat, garage door opener, and keyless entry front door lock, all light switches are ready to add additional smart controls if you'd like. You will have peace of mind for years to come with this like new home. Conveniently location off of Rhodine Road with quick access to shopping



and dining plus close to interstate access from either I75 exit. The Ridgewood community also includes a community pool and playground for some fun in the sun

Built in 2022

Essential Information

MLS® #	TB8313460
Price	\$349,999
Sold Price	\$358,000
Date Sold	May 16th, 2025
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,328
Acres	0.11
Year Built	2022
Type	Residential
Sub-Type	Single Family Residence
Status	Sold

Community Information

Address	12197 Downy Birch Drive
Area	Riverview
Subdivision	RIDGEWOOD
City	RIVERVIEW
County	Hillsborough
State	FL
Zip Code	33569

Amenities

Parking	Garage Door Opener, Off Street
# of Garages	2

Interior

Interior Features	Ceiling Fans(s), Eat-in Kitchen, In Wall Pest System, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan,
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	PrimaryBedroom Upstairs, Smart Home, Solid Wood Cabinets, Stone Counters, Thermostat, Walk-In Closet(s), Window Treatments
Appliances	Dishwasher, Disposal, Dryer, Exhaust Fan, Microwave, Range, Refrigerator, Washer
Heating	Central, Electric
Cooling	Central Air
Furnished	Unfurnished

Exterior

Exterior Features	Hurricane Shutters, Sliding Doors
Lot Description	Corner Lot, Sidewalk, Paved
Roof	Shingle
Foundation	Slab

School Information

Elementary	Warren Hope Dawson Elementary
Middle	Rodgers-HB
High	Riverview-HB

Additional Information

Date Listed	October 25th, 2024
Days on Market	280
Zoning	PD
HOA Fees	179
HOA Fees Freq.	Annually

Listing Details

Listing Office	SMITH & ASSOCIATES REAL ESTATE
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