

\$714,990 - 7410 Pool Compass Loop, WESLEY CHAPEL

MLS® #TB8300985

\$714,990

4 Bedroom, 4.00 Bathroom, 2,848 sqft

Residential on 0.19 Acres

EPPERSON RANCH SOUTH PH 3B &
WESLEY CHAPEL, FL

Welcome to Pool Compass Loop at the Epperson Lagoon Community! If you're looking for a four bedroom POOL home, with the primary bedroom and home office on the first floor, this is it!

Featuring a home office, three and a half bathrooms, a bonus room on the second floor, an incredible salt-water heated pool + spa, propane OUTDOOR KITCHEN, on a pie-shaped lot. Pool dimensions 28' x 12' and 14' in some areas, full automation package, color changing lights, built-in round table with benches, gas fire pit, decorative gas water/fire bowls, sun shelf with steps, pebble tech finish, pavers, and a spacious yard around.

Built by MI Homes, this home is full of upgrades! Including and upgraded stone exterior and elevation with paved driveway, double ovens in the kitchen, custom backsplash in the kitchen, multiple tray ceilings, stainless steel appliances, walk-in pantry with custom shelving, tile flooring throughout the first floor, an upgraded railing in the stairwell, double doors in the office, a walk-in shower + bathtub in the primary en-suite bathroom, 8' interior doors in the first floor, glass-insert front door, and custom shelving in the primary bedroom walk-in closet. This home is MOVE-IN READY!



Life at the Lagoon is like nothing else. Located in the Epperson South (gated) Lagoon Community, and in close proximity to Publix Plaza at Innovation Springs (you can ride the golf car over), Starbucks and Chick Fil-A (coming soon). The Epperson HOA quarterly fee is only \$237 per quarter and includes cable + the fastest internet in the nation, Ultra-Fi. The Crystal Lagoon Membership Fee is \$115 per quarter. The closest Elementary Schools are Innovation Preparatory Academy, Kirkland K-8 Charter School & Wesley Chapel Elementary. The closest middle school is Thomas Weightnman Middle School. The nearest high schools are Kirkland Academy of Innovation High School and Wesley Chapel HS. The community features "Street Leaf" (solar streetlights), home of the first Crystal Lagoon, where Residents have access to Elam Park & the dock at King Lake, Paddle Boarding, Kayaking, a Wibit Obstacle Course, Cabanas, AquaBanas, Sandy Beaches, Live Music Events, Swim Up Bar and Resident Only Events. The Lagoon is like an Outdoor Clubhouse. The Holiday/Seasonal Events include Trivia Night, Family Night, Movies on the Lawn, Sounds of Summer (live music series), Karaoke, Pumpkin Patch in November, Golf Cart parades, Cinco de Mayo Resident only celebration, Fourth of July Resident Only celebration and much more. The Epperson Community Amenities include an Eagle's Nest Part, a dog park, and golf cart paths. This home is located about 10 minutes away from KRATE (the new outdoor mall), 35 minutes north of Downtown Tampa, 45 minutes from Tampa International Airport, and 90 minutes from Orlando and Walt Disney World theme parks.

Built in 2022

Essential Information

MLS® #	TB8300985
Price	\$714,990
Sold Price	\$718,000
Sold Date	January 15th, 2025
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,848
Acres	0.19
Year Built	2022
Type	Residential
Sub-Type	Single Family Residence
Status	Sold

Community Information

Address	7410 Pool Compass Loop
Area	Wesley Chapel
Subdivision	EPPERSON RANCH SOUTH PH 3B &
City	WESLEY CHAPEL
County	Pasco
State	FL
Zip Code	33545-5264

Amenities

Amenities	Cable TV, Fence Restrictions, Gated, Park, Playground, Pool
# of Garages	2
Waterfront	Lake
Has Pool	Yes

Interior

Interior Features	Ceiling Fan(s), Living Room/Dining Room Combo, Open Floorplan, Stone Counters, Walk-In Closet(s)
Appliances	Cooktop, Dishwasher, Range, Refrigerator
Heating	Central
Cooling	Central Air
# of Stories	2

Exterior

Exterior Features	Irrigation System, Lighting, Sidewalk
Roof	Shingle
Foundation	Slab

School Information

Elementary	Wesley Chapel Elementary-PO
Middle	Thomas E Weightman Middle-PO
High	Wesley Chapel High-PO

Additional Information

Date Listed	September 6th, 2024
Days on Market	232
Zoning	MPUD

Listing Details

Listing Office	FRANK ALBERT REALTY
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