

\$2,275 - 31672 Blue Passing Loop, WESLEY CHAPEL

MLS® #TB8337581

\$2,275

3 Bedroom, 3.00 Bathroom, 1,760 sqft

Residential Lease on 0.05 Acres

EPPERSON NORTH TOWNHOMES PHASE
4, WESLEY CHAPEL, FL

Welcome to your dream home in the sought-after Epperson Ranch Lagoon community! This stunning townhome offers modern amenities, breathtaking views, and access to unparalleled community features. With three bedrooms and 2.5 bathrooms, this home is designed for comfort and convenience. The open concept living area seamlessly connects the dining space and kitchen, creating a perfect environment for entertaining and everyday living. The well-appointed kitchen boasts ample counter space, modern appliances, and a cozy eating nook. All bedrooms are located upstairs, providing privacy and tranquility, along with a conveniently situated laundry room for easy access. The main floor features a stylish half bath for guests. Step outside to your screened and covered back patio, ideal for relaxing and enjoying the serene pond view. The picturesque pond provides a peaceful and calming backdrop, enhancing the outdoor living experience. As part of the Epperson Ranch community, you will have access to the world-renowned lagoon, perfect for swimming, kayaking, and enjoying the sun. The community also features a safe and fun playground for children, a dedicated dog park for your furry friends, walking trails, picnic areas, and more. Situated in the heart of the Epperson Ranch Lagoon community, this townhome offers easy access to nearby shopping, dining, and entertainment options,



allowing you to enjoy a vibrant lifestyle with everything you need just moments away. Don't miss out on the opportunity to make this exceptional townhome your new residence. Schedule a viewing today and experience the best of Epperson Ranch Lagoon living! Welcome home!

Built in 2022

Essential Information

MLS® #	TB8337581
Price	\$2,275
Sold Price	\$2,275
Sold Date	March 10th, 2025
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,760
Acres	0.05
Year Built	2022
Type	Residential Lease
Sub-Type	Townhouse
Status	Leased

Community Information

Address	31672 Blue Passing Loop
Area	Wesley Chapel
Subdivision	EPPERSON NORTH TOWNHOMES PHASE 4
City	WESLEY CHAPEL
County	Pasco
State	FL
Zip Code	33545

Amenities

Parking	Driveway, Garage Door Opener
# of Garages	1
View	Water

Is Waterfront	Yes
Waterfront	Pond

Interior

Interior Features	Crown Molding, Eating Space In Kitchen, Open Floorplan, PrimaryBedroom Upstairs, Stone Counters, Thermostat
Appliances	Dishwasher, Disposal, Dryer, Microwave, Range, Refrigerator, Washer
Heating	Central, Electric
Cooling	Central Air

Exterior

Exterior Features	Lighting, Sidewalk, Sliding Doors
Lot Description	In County, Sidewalk

School Information

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

Additional Information

Date Listed	January 10th, 2025
Days on Market	190

Listing Details

Listing Office	FIRST IN REAL ESTATE SERVICES
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