

\$3,100 - 8190 Olive Brook Drive, WESLEY CHAPEL

MLS® #TB8364347

\$3,100

4 Bedroom, 2.00 Bathroom, 1,910 sqft

Residential Lease on 0.17 Acres

EPPERSON RANCH SOUTH PH 1E-2,
WESLEY CHAPEL, FL

One or more photo(s) has been virtually staged. MOVE IN READY! Welcome to carefree living. The Cascade Home by Pulte Homes is ready to lease! This beautiful 1 story home features 4 bedrooms, 2 bathrooms, and a 2 car garage. The gourmet kitchen features white cabinets, all KitchenAid appliances with a glass cooktop and granite counters, dishwasher, refrigerator, and bowtie style oven with convection are all part of the KitchenAid red medallion collection. The flooring is luxury vinyl plank, the home features custom paint & wainscoting, crystal chandeliers, a mini home office, a water softener, a hybrid water heater, a screened-in lanai with curtains & pavers. The master bedroom is perfectly located away from all the other rooms. It has a walk in closet, and the master bathroom features the Pulte "super shower", tile flooring and marble countertop with white cabinets. The guest bathroom features a quartz countertop with tile flooring and white cabinets. You™re ready for LIFE AT THE LAGOON. Rent includes cable + the fastest internet in the nation, Ultra-Fi (internet speeds: 500+mbps/500+mbps), exterior pest control, and lagoon club membership. The home is also equipped with a water softener and custom lights and ceiling fans. 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, Starbucks and Chick Fil-A (coming



soon). The closest Elementary Schools are Innovation Preparatory Academy, Kirkland K-8 Charter School & Wesley Chapel Elementary. The closest middle school is Thomas Weighnman 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. Call Agent to set up a tour! Video tour available on YouTube, search by address. Contact the Agent for the Video Tour link. Flexible lease terms but the Landlord prefers 12 months. Fence is allowed at tenant's own expense.

Built in 2018

Essential Information

MLS® #	TB8364347
Price	\$3,100
Sold Price	\$3,100

Sold Date	June 1st, 2025
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,910
Acres	0.17
Year Built	2018
Type	Residential Lease
Sub-Type	Single Family Residence
Status	Leased

Community Information

Address	8190 Olive Brook Drive
Area	Wesley Chapel
Subdivision	EPPERSON RANCH SOUTH PH 1E-2
City	WESLEY CHAPEL
County	Pasco
State	FL
Zip Code	33545-4900

Amenities

Amenities	Cable TV, Fence Restrictions, Park, Playground, Pool, Vehicle Restrictions
# of Garages	2
Waterfront	Lake

Interior

Interior Features	Ceiling Fan(s), Open Floorplan, Primary Bedroom Main Floor, Thermostat, Walk-In Closet(s)
Appliances	Cooktop, Dishwasher, Dryer, Microwave, Refrigerator, Washer, Water Softener
Heating	Central
Cooling	Central Air
# of Stories	1

School Information

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

Additional Information

Date Listed March 20th, 2025

Days on Market 176

Listing Details

Listing Office FRANK ALBERT REALTY

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Listing information last updated on October 27th, 2025 at 3:39am EDT