

\$504,990 - 9028 Forge Breeze Loop, WESLEY CHAPEL

MLS® #TB8398599

\$504,990

3 Bedroom, 2.00 Bathroom, 1,690 sqft

Residential on 0.15 Acres

EPPERSON RANCH NORTH POD F PH,
WESLEY CHAPEL, FL

Saltwater pool with an outdoor kitchen, fully screened in and surrounded by palm trees. This is resort living, only it's yours every single day! Welcome to 9028 Forge Breeze Loop at the Epperson Lagoon Community. Featuring three bedrooms, two full bathrooms, a spacious kitchen in an open floor plan home. This home is customized with multiple upgrades including: trendy black paint, board & batten, feature walls, vinyl plank flooring, custom lighting, LED mirrors, lush landscaping with rocks instead of mulch, privacy palm trees behind the pool to create that tropical feel that you crave after a long vacation. Every day is vacation here! This home is move-in ready.

Located in the Epperson Lagoon Community. Life at the Lagoon is like nothing else. The Epperson Lagoon Community is in close proximity to Publix Plaza at Innovation Springs (you can ride the golf car over), Starbucks and Chick Fil-A. 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 \$137 per quarter. The closest Elementary Schools are Innovation Preparatory Academy, Watergrass Elementary School & Wesley Chapel Elementary. The Kirkland K-8 Charter School just a few blocks away! The closest middle school is Thomas Weightman Middle School. The nearest high schools are Kirkland Academy of Innovation High School and



Wesley Chapel HS. The community features
 • (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. Floor plan
 available in the photos, video tour available on
 YouTube, search by address.

Built in 2023

Essential Information

MLS® #	TB8398599
Price	\$504,990
Sold Price	\$485,000
Sold Date	August 14th, 2025
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,690
Acres	0.15
Year Built	2023
Type	Residential
Sub-Type	Single Family Residence

Status	Sold
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Community Information

Address	9028 Forge Breeze Loop
Area	Wesley Chapel
Subdivision	EPPERSON RANCH NORTH POD F PH
City	WESLEY CHAPEL
County	Pasco
State	FL
Zip Code	33545-2332

Amenities

Amenities	Fence Restrictions, Park, Playground, Pool, Trail(s), Vehicle Restrictions
# of Garages	2
Has Pool	Yes

Interior

Interior Features	Ceiling Fan(s), Open Floorplan, Thermostat, Walk-In Closet(s)
Appliances	Dishwasher, Disposal, Microwave, Range Hood, Refrigerator
Heating	Central
Cooling	Central Air
# of Stories	1

Exterior

Exterior Features	Irrigation System, Lighting, Outdoor Grill, Outdoor Kitchen, Sidewalk, Sliding Doors
Roof	Shingle
Foundation	Slab

School Information

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

Additional Information

Date Listed	June 20th, 2025
Days on Market	88
Zoning	MPUD

Listing Details

Listing Office

FRANK ALBERT REALTY

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