

# \$249,500 - 31010 Park Ridge Drive, BROOKSVILLE

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MLS® #W7868048

## \$249,500

3 Bedroom, 2.00 Bathroom, 1,494 sqft

Residential on 0.20 Acres

RIDGE MANOR WEST, BROOKSVILLE, FL

This 1973 gem offers a perfect blend of serenity and convenience. With 1,494 sq. ft., this well-maintained home features 3 spacious bedrooms, each with walk-in closets, and 2 full bathrooms. The versatile bonus room, complete with a double built-in closet, can be customized to fit your needs—whether as an office, sitting room, or a fourth bedroom. The kitchen stands out with custom wood cabinets and an inviting eat-in area, while a separate dining room provides a dedicated space for family meals and entertaining. The bright, expansive living room is perfect for relaxation. Enjoy outdoor living with a screened-in back porch and a walkout patio, ideal for barbecues. The beautifully landscaped, fully fenced backyard is secured with chain-link fencing and enhanced with lattice for added privacy. For additional storage, there's a practical room ideal for tools and equipment. This home has been thoughtfully updated with a 10-year-old roof and a 2021 AC unit with a transferable warranty, ensuring modern comfort and peace of mind. Windows and doors were replaced in 2003, further enhancing the home's value. Conveniently located close to I-75, this property combines tranquility with accessibility—an ideal choice that you won't want to miss. (Seller is motivated)



Built in 1973

## Essential Information

|                |                         |
|----------------|-------------------------|
| MLS® #         | W7868048                |
| Price          | \$249,500               |
| Sold Price     | \$254,500               |
| Sold Date      | January 24th, 2025      |
| Bedrooms       | 3                       |
| Bathrooms      | 2.00                    |
| Full Baths     | 2                       |
| Square Footage | 1,494                   |
| Acres          | 0.20                    |
| Year Built     | 1973                    |
| Type           | Residential             |
| Sub-Type       | Single Family Residence |
| Style          | Florida                 |
| Status         | Sold                    |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 31010 Park Ridge Drive |
| Area        | Brooksville            |
| Subdivision | RIDGE MANOR WEST       |
| City        | BROOKSVILLE            |
| County      | Hernando               |
| State       | FL                     |
| Zip Code    | 34602                  |

### Amenities

|              |                              |
|--------------|------------------------------|
| Parking      | Driveway, Garage Door Opener |
| # of Garages | 1                            |

### Interior

|                   |                                                                                                             |
|-------------------|-------------------------------------------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), Eating Space In Kitchen, Primary Bedroom Main Floor, Solid Wood Cabinets, Walk-In Closet(s) |
| Appliances        | Dishwasher, Electric Water Heater, Exhaust Fan, Range, Refrigerator                                         |
| Heating           | Electric                                                                                                    |
| Cooling           | Central Air                                                                                                 |
| # of Stories      | 1                                                                                                           |

### Exterior

|                   |                                       |
|-------------------|---------------------------------------|
| Exterior Features | Private Mailbox, Sliding Doors        |
| Lot Description   | Cleared, In County, Landscaped, Level |

|            |         |
|------------|---------|
| Roof       | Shingle |
| Foundation | Slab    |

**School Information**

|            |                            |
|------------|----------------------------|
| Elementary | Eastside Elementary School |
| Middle     | D.S. Parrot Middle         |
| High       | Hernando High              |

**Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | September 6th, 2024 |
| Days on Market | 237                 |
| Zoning         | X                   |

**Listing Details**

|                |                  |
|----------------|------------------|
| Listing Office | RE/MAX CHAMPIONS |
|----------------|------------------|

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