

1617 SHADY LEAF DR, VALRICO

4 BEDROOM/2.5 BATH/2 CAR + SPARKLING POOL

- **BEAUTIFULLY UPDATED HOME COMBINING COMFORT, STYLE, AND SEAMLESS INDOOR-OUTDOOR LIVING!**
- **LUXURY VINYL FLOORING INSTALLED THROUGHOUT THE ENTIRE HOME WITH ABUNDANT NATURAL LIGHT IN EVERY SPACE!**
- **MAJOR UPDATES INCLUDE WATER HEATER REPLACED IN 2020 AND POOL PUMP REPLACED IN 2021!**
- **FULLY REMODELED KITCHEN IN 2022 FEATURING NEW CABINETRY, COUNTERTOPS, AND STAINLESS APPLIANCES!**
- **LAUNDRY ROOM REMODELED IN 2022 WITH UPDATED CABINETRY AND COUNTERTOPS!**
- **FORMAL LIVING AND DINING ROOMS CREATE WELCOMING SPACES FOR EVERYDAY LIVING AND ENTERTAINING!**
- **CONVENIENT HALF BATH LOCATED ON THE MAIN LEVEL!**
- **KITCHEN FEATURES GRANITE COUNTERTOPS, WHITE CABINETRY, STAINLESS APPLIANCES, AND PASS-THROUGH WINDOW FOR EASY OUTDOOR DINING!**
- **BREAKFAST NOOK POSITIONED BETWEEN THE KITCHEN AND FAMILY ROOM WITH FRENCH DOORS LEADING TO THE POOL AREA!**
- **FAMILY ROOM SHOWCASES A STONE WOOD-BURNING FIREPLACE, BUILT-IN SHELVING, VAULTED CEILINGS, AND SLIDING GLASS DOORS TO THE SCREENED LANAI!**
- **UPSTAIRS PRIMARY SUITE WITH WALK-IN CLOSET AND EN-SUITE BATH FEATURING AN UPDATED SHOWER!**
- **THREE ADDITIONAL SPACIOUS BEDROOMS SHARE A FULL BATHROOM WITH REMODELED SHOWER AND TUB COMBINATION!**
- **OVERSIZED SCREENED LANAI OVERLOOKING A SPARKLING POOL SURROUNDED BY LUSH TROPICAL LANDSCAPING!**
- **OUTDOOR IMPROVEMENTS INCLUDE POOL DECK PAVERS, POOL RESURFACING, AND POOL ENCLOSURE COMPLETED IN 2018!**