

1425 SHELL FLOWER DR, BRANDON

4 BEDROOM/2 BATH/2 CAR

- **LOCATED IN PROVIDENCE LAKES, ONE OF BRANDON'S MOST DESIRABLE COMMUNITIES WITH NO CDD AND LOW HOA!**
- **4 BEDROOMS, 2 BATHROOMS, AND A FLEXIBLE FRONT ROOM FOR OFFICE, PLAYROOM, OR CREATIVE SPACE!**
- **BRAND-NEW ROOF (2025), A/C UNIT (2023), WATER HEATER (2021), AND UPGRADED VINYL FLOORING!**
- **CATHEDRAL CEILINGS AND ABUNDANT NATURAL LIGHT WITH A WOOD-BURNING FIREPLACE CENTERPIECE!**
- **KITCHEN WITH UPGRADED SOFT-CLOSE CABINETS, GRANITE COUNTERTOPS, STAINLESS APPLIANCES, WALK-IN PANTRY, AND BREAKFAST BAR SEATING!**
- **PRIVATE PRIMARY SUITE WITH DUAL-SINK VANITY, WALK-IN CLOSET, AND COZY WINDOW LEDGE!**
- **THREE ADDITIONAL BEDROOMS AND LARGE SHARED BATHROOM!**
- **PEACEFUL BACKYARD PERFECT FOR MORNING COFFEE OR GATHERINGS WITH FRIENDS!**
- **COMMUNITY AMENITIES INCLUDE A PARK, RECREATION CENTER, BASKETBALL AND TENNIS COURTS, WALKING AND NATURE TRAILS, AND PICNIC AREAS!**
- **CONVENIENT LOCATION NEAR SHOPPING, DINING, ENTERTAINMENT, AND MAJOR HIGHWAYS WITH EASY ACCESS TO TAMPA BAY!**