

\$1,325,000 - 19806 Sea Rider Way, LUTZ

MLS® #T3545093

\$1,325,000

4 Bedroom, 4.00 Bathroom, 3,565 sqft

Residential on 1.01 Acres

SANCTUARY ON LIVINGSTON PH III LOT 94, LUTZ, FL

Come experience luxurious living in the upscale gated Sanctuary on Livingston community part of the Greater Tampa Area. This homes interior has remained completely dry, without any history of flooding or water intrusion, including the recent hurricanes , Helene and Milton. This contemporary custom-made Mediterranean home provides unique features and ample amenities to satisfy all your living needs. The house comes with 4 bedrooms, 2 full bathrooms and 2 1/2 bathrooms, and a 3-car garage. Drive your car up the extended driveway surrounded by outstanding manicured gardens and a large shady tree in the middle. As you walk through the double doors, encounter an expansive living room with vaulted ceilings and easy access to the rest of the house. The interconnected rooms, widespread open spaces, and ample natural light contribute to the unifying concept of the floor plan. Soft neutral colors, hardwood floors, baseboards and crown molding, clean atmosphere and meticulous maintenance, and relaxing and unwinding spaces add to the house's character. Walk to the left to discover a spacious formal dining room that will host many dinner parties, along with A/C wine cellar for enjoyment. Enjoy gourmet meals in a kitchen with porcelain tiles, well-maintained cherrywood cabinets, stainless steel appliances, and granite counters, including an island for extra room, and walk in pantry. The



family room offers palatial space for relaxing and easy outdoor access leading to gardens and pool area. There is plenty of ground-level storage in the cabinets in the kitchen, bathrooms, and laundry room. To the right of the living room lies a study/den room that overlooks the pool area. As you continue to the master bedroom, it is flanked with windows and the master bathroom with marble counters and a his/her walk-in closet that add to the house's luxury. Walking down the second-floor hallway, notice the hardwood flooring, spacious bedrooms that can house guests, and a full bathroom with double showers. At the end of the hallway, enjoy the gorgeous views provided by windows and a French-door balcony. Back downstairs, step outside onto the expansive brick-paved screened lanai, surrounded by plants and palm trees, with a salted heated swimming pool and Jacuzzi spa, a grill for summer barbecues, and an AC bathroom for guests. The house has a beautiful landscaped yard and a picturesque exterior, with enough land in the backyard to build a detached guest cottage.

Located in a NO-FLOOD zone, the highly desired Sanctuary on Livingston includes extensive shaded sidewalks for strolls and observing sandhill cranes, singing birds, paved roads for bike rides, a park for families and pets, and low HOA fees and No CDD's.

Convenient access to Tampa International Airport; interstates 75 and 275; reputable hospitals such as Moffitt Cancer Center, Tampa General Hospital, and Advent Health; excellent schools and colleges such as the University of South Florida; and luxury shopping and dining options at the Premium Outlets, Wiregrass Mall, and International Plaza.

Built in 2007

Essential Information

MLS® #	T3545093
Sold Price	\$1,325,000
List Price	\$1,350,000
Date Sold	January 24th, 2025
Date Listed	August 17th, 2024
Bedrooms	4
Bathrooms	4.00
Full Baths	2
Half Baths	2
Square Footage	3,565
Acres	1.01
Year Built	2007
Type	Residential
Sub-Type	Single Family Residence
Style	Mediterranean
Status	Sold

Community Information

Address	19806 Sea Rider Way
Area	Lutz
Subdivision	SANCTUARY ON LIVINGSTON PH III LOT 94
City	LUTZ
County	Hillsborough
State	FL
Zip Code	33559-7304

Amenities

Amenities	Gated
Parking	Circular Driveway, Garage Faces Side
# of Garages	3
Has Pool	Yes

Interior

Interior Features	Ceiling Fan(s), Coffered Ceiling(s), Crown Molding, High Ceilings, In Wall Pest System, Open Floorplan, Primary Bedroom Main Floor, Solid Wood Cabinets, Stone Counters, Walk-In Closet(s), Window Treatments
Appliances	Dishwasher, Dryer, Exhaust Fan, Gas Water Heater, Microwave, Range, Range Hood, Refrigerator, Tankless Water Heater, Washer, Water Softener

Heating	Central
Cooling	Central Air

Exterior

Exterior Features	Balcony, French Doors, Irrigation System, Lighting, Outdoor Grill, Private Mailbox, Rain Gutters, Sidewalk, Sliding Doors
Lot Description	In County, Landscaped, Oversized Lot, Private, Sidewalk
Roof	Tile
Foundation	Slab

School Information

Elementary	Lutz-HB
Middle	Liberty-HB
High	Freedom-HB

Additional Information

Days on Market	396
Zoning	AS-1

Listing Details

Listing Office	COLDWELL BANKER REALTY
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Listing information last updated on November 3rd, 2025 at 9:12am EST