

# **\$800,000 - 18917 Avenue Biarritz, LUTZ**

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MLS® #TB8397768

**\$800,000**

4 Bedroom, 3.00 Bathroom, 2,579 sqft

Residential on 0.14 Acres

CHEVAL, LUTZ, FL

We are pleased to present this BEAUTIFULLY UPDATED HOME in Biarritz Village of Cheval. Situated on a GORGEOUS, OVERSIZED LOT WITH WATER AND GOLF COURSE VIEWS, this 3 Bedroom, 3 Bath, OFFICE (could be 4th bedroom if closet added) + LOFT, 2,579 sq. ft. home features: a light and bright open floor plan with neutral decor and volume ceilings; DOWNSTAIRS PRIMARY BEDROOM with gorgeous lake views and an updated primary bath with walk in closet; updated kitchen with granite countertops, stainless steel appliances, and custom wood cabinetry; DOWNSTAIRS OFFICE/POSSIBLE 4TH BEDROOM with adjacent DOWNSTAIRS GUEST FULL BATH; upstairs loft that can be an office, library or even a possible 4th bedroom conversion; CENTRAL VAC, water softener, custom window treatments, 5 1/4" baseboards, and wood-like tile flooring; SALT WATER POOL/SPA with marble pavers and covered lanai; NEW SEAWALL AND FENCED BACK YARD; OVERSIZED 2 CAR GARAGE AND PAVER DRIVEWAY; lush landscape and more! Biarritz Village is accessed through a tree-lined avenue bordering a lake and the Cheval Golf Course. The 92 separate, single family homes all have a Mediterranean flair and style. This inner community has its own separate HOA whose primary responsibility is to maintain all the grounds surrounding all the homes. Cheval has 3 convenient entry gates, all of which are staffed 24/7. Cheval also offers easy access to the recently purchased Club at



Cheval and to the TPC Club. Add to these GREAT SCHOOLS and a convenient location for shopping, dining, parks, medical facilities and interstate travel, and you have a fantastic place to call home!

Built in 1996

**Essential Information**

|                |                         |
|----------------|-------------------------|
| MLS® #         | TB8397768               |
| Sold Price     | \$800,000               |
| List Price     | \$825,000               |
| Date Sold      | August 18th, 2025       |
| Date Listed    | June 18th, 2025         |
| Bedrooms       | 4                       |
| Bathrooms      | 3.00                    |
| Full Baths     | 3                       |
| Square Footage | 2,579                   |
| Acres          | 0.14                    |
| Year Built     | 1996                    |
| Type           | Residential             |
| Sub-Type       | Single Family Residence |
| Style          | Florida                 |
| Status         | Sold                    |

**Community Information**

|             |                       |
|-------------|-----------------------|
| Address     | 18917 Avenue Biarritz |
| Area        | Lutz                  |
| Subdivision | CHEVAL                |
| City        | LUTZ                  |
| County      | Hillsborough          |
| State       | FL                    |
| Zip Code    | 33558-5311            |

**Amenities**

|              |                                         |
|--------------|-----------------------------------------|
| Amenities    | Gated, Security                         |
| Parking      | Driveway, Garage Door Opener, Oversized |
| # of Garages | 2                                       |
| View         | Golf Course, Water                      |

|               |            |
|---------------|------------|
| Is Waterfront | Yes        |
| Waterfront    | Lake Front |
| Has Pool      | Yes        |

## Interior

|                   |                                                                                                                                                                   |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Cathedral Ceiling(s), Ceiling Fan(s), Primary Bedroom Main Floor, Solid Surface Counters, Split Bedroom, Vaulted Ceiling(s), Walk-In Closet(s), Window Treatments |
| Appliances        | Convection Oven, Dishwasher, Disposal, Microwave, Range, Refrigerator, Water Softener                                                                             |
| Heating           | Central                                                                                                                                                           |
| Cooling           | Central Air                                                                                                                                                       |
| # of Stories      | 2                                                                                                                                                                 |

## Exterior

|                   |                                           |
|-------------------|-------------------------------------------|
| Exterior Features | French Doors, Irrigation System, Sidewalk |
| Lot Description   | In County, Landscaped, Sidewalk           |
| Roof              | Tile                                      |
| Foundation        | Slab                                      |

## School Information

|            |                          |
|------------|--------------------------|
| Elementary | McKittrick-HB            |
| Middle     | Martinez-HB              |
| High       | Steinbrenner High School |

## Additional Information

|                |    |
|----------------|----|
| Days on Market | 55 |
| Zoning         | PD |

## Listing Details

|                |                        |
|----------------|------------------------|
| Listing Office | COLDWELL BANKER REALTY |
|----------------|------------------------|

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Listing information last updated on October 19th, 2025 at 2:54am EDT