

\$240,000 - 21103 Patio View Court 3105, LUTZ

MLS® #W7871585

\$240,000

2 Bedroom, 2.00 Bathroom, 1,135 sqft

Residential

PARADISE LAKES, LUTZ, FL

Seller is considering Seller finance options. Seller has long term renter in main side and also in the studio lock out. Resort Style living with the benefits of being able to skinny dip and not have to put on clothes. This popular 2 bedroom condo designed with the second bedroom being a studio lock out is a favorite for people wanting the benefits of having a little extra rental income. Some of the owners keep the main side for themselves while renting out the studio side covering some of their maintenance dues and taxes. Condo 3105 is a ground floor end unit with two covered parking spaces. Both entry ways into the condo have glass doors, plus metal doors with keyless keypads. Entering the main section of the condo is a tile foyer with the laundry room on the left with washer, dryer and lockout utility closet. Bathroom on the right which is part of the primary bedroom's ensuite. Transitioning from the foyer is beautiful hardwood flooring in the living room and dining area. The living room couch, coffee table and light, along with the dining room table and chairs will convey. The Kitchen has four windows letting in lots of sunshine. Kitchen features a dishwasher, microwave, range/oven and side by side refrigerator. The primary bedroom has a king size bed, vinyl plank flooring, walk in closet, entry to the bathroom with double vanity and stand-up shower. Sliding glass doors in the primary bedroom lead out to a private screened patio that faces the concrete wall. Stamped



concrete flooring in the patio. The second bedroom serves as a studio lockout with private bathroom and tub with shower. Studio has wet bar with microwave, extra cabinetry and countertop, a refrigerator, flat screen TV, walk in closet with mirrored doors and a king size bed and nightstand. Sliding glass doors lead out to a screen enclosed porch which comes with outdoor furnishings. The AC system has splitters with two thermostats so studio lock out and main unit can be on different temperature settings. The owner currently has a tenant renting out the main side long term. With a paid membership to the resort residences can enjoy the heated pool, heated water volleyball pools, hot tubs, pickle ball courts, scheduled activities, dances, access to the nightclub, Key west Bar and Restaurant. Property is close to shopping, public golf courses, an hour from the Gulf beaches and fishing, and 30-35 minutes from Tampa International Airport. In close proximity to other popular nudist communities.

Built in 2002

Essential Information

MLS® #	W7871585
Sold Price	\$240,000
List Price	\$249,500
Date Sold	August 6th, 2025
Date Listed	January 18th, 2025
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,135
Year Built	2002
Type	Residential
Sub-Type	Condominium
Status	Sold

Community Information

Address	21103 Patio View Court 3105
Area	Lutz
Subdivision	PARADISE LAKES
City	LUTZ
County	Pasco
State	FL
Zip Code	33558-5464

Amenities

Amenities	Elevator(s), Gated, Vehicle Restrictions
Parking	Assigned, Covered, Golf Cart Parking, Guest

Interior

Interior Features	Ceiling Fan(s), Living Room/Dining Room Combo, Split Bedroom, Thermostat, Walk-In Closet(s)
Appliances	Dishwasher, Disposal, Dryer, Electric Water Heater, Range, Refrigerator, Washer
Heating	Central
Cooling	Central Air
# of Stories	1

Exterior

Exterior Features	Sliding Doors
Lot Description	Corner Lot, In County
Roof	Metal
Foundation	Slab

Additional Information

Days on Market	217
Zoning	C2

Listing Details

Listing Office	CHARLES RUTENBERG REALTY INC
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