

\$850,000 - 6114 Kingbird Manor Drive, LITHIA

MLS® #TB8338249

\$850,000

4 Bedroom, 4.00 Bathroom, 3,321 sqft

Residential on 0.72 Acres

FISH HAWK TRAILS UNIT 6, LITHIA, FL

The Best Lot In Fish Hawk Trails! Welcome Home to 6114 Kingbird Manor Drive, a stunning 4-bedroom, 4-bathroom, 3,321 sq. ft. Pool home located on a large .72 acre lot in the highly sought-after Fish Hawk Trails community. This single owner, meticulously maintained property boasts a beautiful and functional exterior featuring an expansive front patio, multiple covered seating areas, lush perennial landscaping, circular driveway as well as classic driveway leading to the 3-car side load garage. The back of the property features a beautiful lagoon-style heated pool with beach entry, waterfall and spa enclosed within a screened lanai perfect for entertaining. The lot is strategically wooded to provide privacy from neighbors and trail, creating a cozy retreat in a park-like setting. All of this and you haven't even stepped inside! Pass through the double front doors to be greeted by a fabulous open concept single-level design with vaulted ceilings and a plethora of natural light and look straight out through the wall of windows to the pool/spa area. Overlooking the vaulted family room area is a gourmet kitchen with abundant cabinet storage featuring expansive granite countertops, an extra-large island with a breakfast bar that seats 5, a double oven, and a spacious walk-in pantry. The adjacent open dining area accommodates family get-togethers and looks out to the pool area. The primary bedroom suite offers direct pool access, dual walk-in closets, and a spa-like



bathroom with separate vanities, a soaking tub, and a walk-in shower. The functional floor plan also includes three generously sized bedrooms with en-suite options, a large laundry/utility room with direct access to the outdoors, and loads of added custom closet space to store all of your essential belongings out of sight. Recent upgrades include: two high-efficiency Daikin HVAC systems, owned 52-panel solar system, a new hot water heater, fresh exterior paint, newer refrigerator, dishwasher and washer, dryer (Most of these come with transferable warranties). For peace of mind, it even has a Generac Whole Home generator. This home offers an unmatched lifestyle in a vibrant, family-friendly atmosphere in a sought after locale known for top-rated schools and convenient proximity to the Gulf beaches, airports, shopping, dining, McDill AFB, Tampa and the magic of Orlando. Fish Hawk Trails community amenities include: 24-hour Guard-Gate security, miles of paved nature trails, playgrounds and athletic facilities including basketball court, tennis and pickleball courts, just a short walk or bike ride away by direct access to the community trail via the winding paved walkway. This unforgettable home is the one you have been searching for! Don't miss this incredible opportunity—schedule your private showing and experience luxury, privacy, and convenience all in one place! Call today!

Built in 2002

Essential Information

MLS® #	TB8338249
Price	\$850,000
Sold Price	\$860,000
Date Sold	May 12th, 2025
Bedrooms	4
Bathrooms	4.00

Full Baths	4
Square Footage	3,321
Acres	0.72
Year Built	2002
Type	Residential
Sub-Type	Single Family Residence
Style	Florida
Status	Sold

Community Information

Address	6114 Kingbird Manor Drive
Area	Lithia
Subdivision	FISH HAWK TRAILS UNIT 6
City	LITHIA
County	Hillsborough
State	FL
Zip Code	33547

Amenities

Amenities	Basketball Court, Fence Restrictions, Park, Playground, Recreation Facilities, Security, Tennis Court(s), Trail(s)
Parking	Circular Driveway, Driveway, Garage Door Opener, Ground Level, Off Street, Oversized, Parking Pad
# of Garages	3
View	Pool, Trees/Woods
Has Pool	Yes

Interior

Interior Features	Built-in Features, Ceiling Fans(s), Eat-in Kitchen, High Ceilings, Kitchen/Family Room Combo, Open Floorplan, Primary Bedroom Main Floor, Split Bedroom, Stone Counters, Vaulted Ceiling(s), Walk-In Closet(s), Window Treatments
Appliances	Built-In Oven, Cooktop, Dishwasher, Disposal, Dryer, Exhaust Fan, Gas Water Heater, Microwave, Range Hood, Refrigerator, Washer
Heating	Central
Cooling	Central Air
Furnished	Unfurnished

Exterior

Exterior Features	Courtyard, Garden, Lighting, Private Mailbox, Sidewalk, Sprinkler
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	Metered
Lot Description	Cleared, Conservation Area, Landscaped, Near Golf Course, Oversized Lot, Sidewalk, Paved
Roof	Shingle
Foundation	Slab

School Information

Elementary	Lithia Springs-HB
Middle	Randall-HB
High	Newsome-HB

Additional Information

Date Listed	January 16th, 2025
Days on Market	227
Zoning	PD
HOA Fees	615
HOA Fees Freq.	Quarterly

Listing Details

Listing Office	SIGNATURE REALTY ASSOCIATES
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