



20101 Fair Hill Way

\$1,100,000

Single Family Residence · Tampa, FL 33647

6

beds

5

baths

3,897

sqft

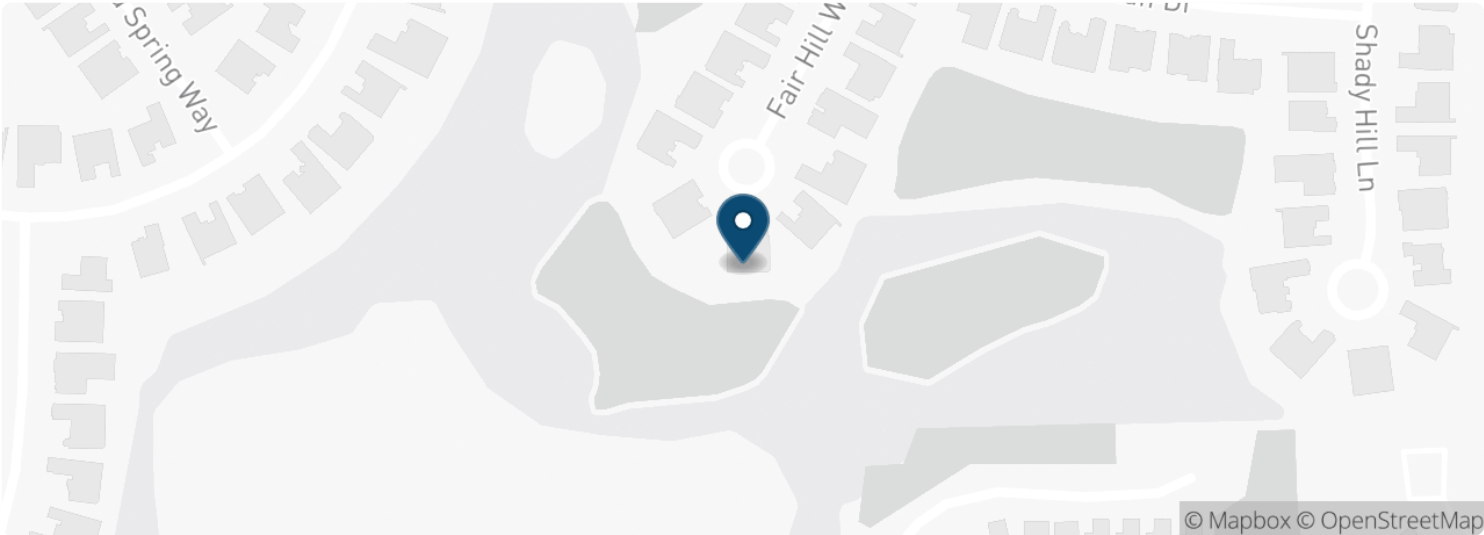
Private

pool & spa



[View online](#)

Year built	Price per sqft	Days on market	Listed	HOA	MLS #
2006	\$282	29 days	Sep 9, 2026	\$628 Quarterly	TB8542805



Property overview

About this property

Virtually Staged. One of Grand Hampton's most extraordinary homesites presents a rare opportunity to own a beautifully refreshed estate perfectly positioned on a private cul-de-sac with NO REAR NEIGHBORS and breathtaking conservation and pond views. Beautifully refreshed with interior and exterior repainting, this exceptional residence offers:

- 4,093 square feet
- 6 bedrooms
- 5 full bathrooms
- 3-car garage
- saltwater pool & spa
- outdoor kitchen
- guard-gated community
- resort-style amenities.

A grand arrival begins with lush tropical landscaping, an extensive landscape lighting package, elegant paver driveway, and double glass front doors. Step inside where soaring 26-foot ceilings, abundant natural light, tile and engineered wood flooring throughout the main living areas, a formal dining room, and a versatile first-floor bedroom currently utilized as a private office create an unforgettable first impression, while unobstructed views of the pool and conservation immediately capture your attention. The remodeled chef's kitchen is designed for both entertaining and everyday living featuring:

- 42-inch shaker cabinetry
- quartz countertops
- subway tile backsplash
- stainless steel appliances
- abundant cabinetry
- generous prep space
- seamless flow into the spacious family room and formal dining area.

The adjoining family room is enhanced by soaring 26-foot ceilings, French doors, and spectacular views overlooking the saltwater pool, spa, pond, and protected conservation beyond. The first-floor owner's retreat offers a peaceful escape complete with:

- conservation views
- private lanai access
- two oversized walk-in closets
- dual vanities with abundant storage
- jetted soaking tub
- oversized seamless glass walk-in shower
- bonus flex room ideal as a dressing room, reading retreat, fitness room, or expanded custom closet.

Completing the first floor are two additional secondary bedrooms connected by a Jack-and-Jill bathroom, a built-in workstation, and a spacious laundry room. Upstairs, the fifth bedroom features a private en-suite bathroom, while the sixth bedroom offers a custom closet system, private balcony, and convenient access to the fifth full bathroom, creating an ideal retreat for guests, or multigenerational living. Outdoor living is equally impressive with:

- saltwater pool & spa
- covered lanai
- outdoor kitchen grill
- expansive backyard extending beyond the screened enclosure
- unobstructed conservation and pond views
- exceptional privacy.

Residents of Grand Hampton enjoy an unmatched lifestyle with:

- 24-hour manned guard gate
- resort-style clubhouse
- state-of-the-art fitness center
- lagoon-style pool with waterslide
- heated lap pool
- heated spa
- tennis courts
- basketball courts
- playgrounds
- lake access and miles of sidewalks.

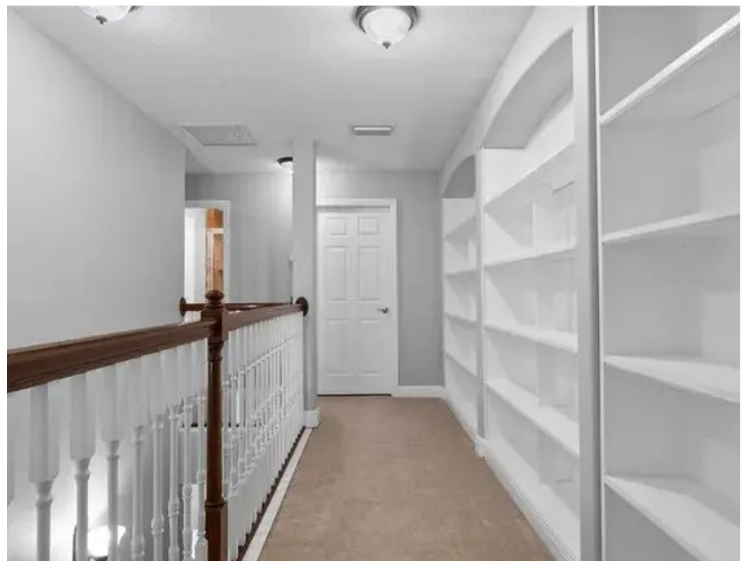
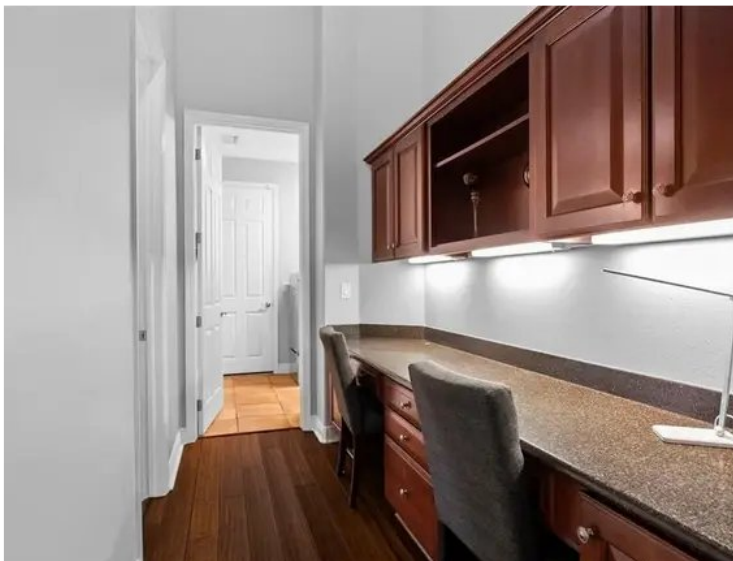
Ideally located in the heart of New Tampa, Grand Hampton provides convenient access to I-75 and I-275, Tampa Premium Outlets, The Shops at Wiregrass, AdventHealth, BayCare Hospital, USF, Moffitt Cancer Center, championship golf courses, top-rated schools, shopping, dining, Downtown Tampa, Tampa International Airport, and Florida's award-winning Gulf Coast beaches. 10% Down Jumbo Loan opportunity with No Stated Maximum. Subject to qualification

Key features

LEVELS
Two
LOT
12,295 sqft
FACES
North
PARKING
3-car garage, Driveway
OUTDOOR
Screened, Rear Porch, Front Porch, Covered
POOL
Screen Enclosure, In Ground, Salt Water, Heated · Spa Heated
VIEW
Water, Trees/Woods
COMMUNITY
Gated · Clubhouse, Pool, Playground, Fitness Center, Fishing
HOA COVERS
Maintenance Grounds, Internet

and underwriting guidelines. Rates and terms may change. Not a commitment to
lend or offer of credit. Equal Housing Lender.

Property gallery



Property gallery



Property & ownership details

Home

Property type	Single Family Residence	Year built	2006
Faces	North	Rooms	10
Building stories	2	Living area	3,897 sqft
Total building area	4,093 sqft	Architectural style	Contemporary
Levels	Two	Bedrooms	6
Bathrooms	5	Full bathrooms	5
Cooling	Central Air	Heating	Heat Pump, Electric
Lot size	12,295 sqft	Construction materials	Block, Stucco
Lot features	Level, Landscaped, City Lot, Cul-De-Sac	Other structures	Outdoor Kitchen
Roof	Tile	Waterfront	Pond

Accommodation & amenities

Appliances	Disposal, Gas Water Heater, Microwave, Range, Dishwasher	Flooring	Carpet, Ceramic Tile, Luxury Vinyl, Engineered Hardwood
Laundry	Washer Hookup, Inside, Laundry Room, Gas Dryer Hookup, Electric Dryer Hookup	Exterior features	Balcony, Lighting, Outdoor Grill, Outdoor Kitchen
Patio and porch	Screened, Rear Porch, Front Porch, Covered	Pool features	Gunite, Screen Enclosure, In Ground, Salt Water, Heated
Spa features	Heated	View	Water, Trees/Woods
Window features	Shutters		

Parking & access

Open parking	Yes	Attached garage	Yes
Garage spaces	3	Covered spaces	3
Parking features	Garage Door Opener, Driveway, Garage Faces Side	Road frontage	Private Road
Road surface	Paved, Asphalt	Security features	Smoke Detector(s), Gated Community

Community & HOA

Primary association	Chris Haines/Melrose Management	Primary association fee	\$628
Primary fee frequency	Quarterly	Land lease	No
Senior community	No		
Association amenities	Recreation Facilities, Tennis Court(s), Clubhouse, Playground, Fitness Center, Gated, Pool, Basketball Court		
Association fee includes	Maintenance Grounds, Internet	Community features	Clubhouse, Pool, Playground, Fitness Center, Fishing, Tennis Court(s), Sidewalks
Pets allowed	Yes		

Utilities & services

Utilities Cable Available, Water Connected, Phone Available, Electricity Connected, Natural Gas Connected, Sewer Connected

Price & sale history

Date	Event	Price	Change
Sep 9, 2026	Listed for sale MLS #TB8542805	\$1,100,000	—
Apr 20, 2023	Sold MLS #T3428558	\$1,000,000	—
Mar 10, 2023	Price reduced MLS #T3428558	\$1,099,000	-8.4% -\$101,000
Feb 16, 2023	Listed for sale MLS #T3428558	\$1,200,000	—
Apr 2, 2020	Sold MLS #T3203081	\$574,900	—
Oct 7, 2019	Listed for sale MLS #T3203081	\$589,900	—
Jul 16, 2008	Sold MLS #T2299082	\$550,000	—
Jun 9, 2008	Price reduced MLS #T2299082	\$575,000	-20.7% -\$150,000
Feb 26, 2008	Listed for sale MLS #T2299082	\$725,000	—

History may be incomplete.

Stellar MLS / IDX



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Stellar (MFR) data last updated at October 8, 2026 at 8:01 AM EDT