

\$150,000 - 12303 Camp Creek Lane, HUDSON

MLS® #TB8437092

\$150,000

2 Bedroom, 2.00 Bathroom, 1,326 sqft

Residential on 0.26 Acres

BEACON WOODS VILLAGE, HUDSON, FL

Multiple Offers Received. Sellers have called for highest and best offers by 2:00 PM Tuesday, October 14, 2025. * Investor Special! Donâ€™t miss this incredible opportunity in the highly sought-after Beacon Woods community of Hudson, FL! This 2-bedroom, 2-bathroom, 1,326 sq. ft. concrete block home sits high and dry in Flood Zone X on a beautiful ¼-acre lot adorned with mature oak trees. Beacon Woods offers resort-style amenities including a heated community pool, tennis, pickleball, and basketball courts, plus a clubhouse and civic center—all for a low annual fee of just \$340. A semi-private golf course winds through the community, offering both memberships and public play. Conveniently located close to Publix, Home Depot, Walmart, numerous dining and shopping destinations, Werner Boyce Salt Springs State Park, and the Gulf beaches, this property is perfectly positioned for long-term value. As you approach the home, a front patio and courtyard welcome you—ready for your personal finishing touches. Step inside to a spacious living and dining area, with two bedrooms and two bathrooms on one side and the kitchen on the other. The family room and kitchen both open to a Florida room overlooking the large, semi-private backyard with no visible rear neighbors thanks to lush native vegetation. A two-car garage with washer and dryer hookups adds convenience and storage. This property is offered strictly AS-IS for the sellerâ€™s



convenience and may not qualify for traditional financing. It is in need of roof, plumbing, and general renovation work to restore it to its full potential. There is evidence of a prior roof leak affecting the family room ceiling and a plumbing leak under the kitchen sink. The hot water heater was replaced approximately two years ago. Bring your tools and imagination—this home is a blank canvas ready for your next renovation project. With solid bones, a desirable location, and great community amenities, this property offers immediate equity potential once repairs are completed.

Built in 1974

Essential Information

MLS® #	TB8437092
Price	\$150,000
Sold Price	\$160,000
Date Sold	October 30th, 2025
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,326
Acres	0.26
Year Built	1974
Type	Residential
Sub-Type	Single Family Residence
Style	Florida, Traditional
Status	Sold

Community Information

Address	12303 Camp Creek Lane
Area	Hudson/Bayonet Point/Port Richey
Subdivision	BEACON WOODS VILLAGE
City	HUDSON
County	Pasco
State	FL

Zip Code	34667
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Amenities

Amenities	Basketball Court, Clubhouse, Pickleball Court(s), Pool, Tennis Court(s)
Parking	Driveway, Garage Door Opener, Ground Level
# of Garages	2
View	Trees/Woods

Interior

Interior Features	Ninguno
Appliances	Range, Refrigerator
Heating	Central, Electric
Cooling	Central Air
# of Stories	1
Furnished	Unfurnished

Exterior

Exterior Features	Awning(s), Courtyard, Rain Gutters, Sidewalk, Sliding Doors
Lot Description	Level, Near Golf Course, Sidewalk, Paved
Roof	Shingle
Foundation	Slab

School Information

Elementary	Gulf Highland Elementary
Middle	Bayonet Point Middle-PO
High	Fivay High-PO

Additional Information

Date Listed	October 12th, 2025
Days on Market	15
Zoning	PUD
HOA Fees	85
HOA Fees Freq.	Quarterly

Listing Details

Listing Office	COLDWELL BANKER REALTY
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Listing information last updated on November 15th, 2025 at 4:49pm EST