

# 1220 PLATTE COURT POINCIANA FL 34759

<https://candiscarmichael.com>



Don't miss this beautifully maintained single-story home offering 3 bedrooms and 2 bathrooms. Pride of ownership is evident throughout this move-in-ready property. The fully fenced yard provides privacy and peace of mind, while the irrigation system helps keep the landscaping looking its best with minimal effort. The insulated garage door adds value and energy efficiency. [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1348 sq ft



## Courtesy of

**Listing Office:** LPT REALTY, LLC

**Status:** Active

**Office ID:** MFR261016803

**MLS ID:** MFRS5151208



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Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



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## Basics

**Bathrooms Full:** 2

**Category:** Single Family Residence

**Bedrooms:** 3 beds

**Half baths:** 0 half baths

**Lot size, sq ft:** 6129 sq ft

**SubdivisionName:** POINCIANA NBRHD 6 VILLAGE 7

**GarageSpaces:** 2

**Date added:** Added 2 hours ago

**Type:** Residential

**Bathrooms:** 2 baths

**Area, sq ft:** 1348 sq ft

**Year built:** 2015

**ListOfficeName:** LPT REALTY, LLC

**ListAOR:** mfrmls

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## Location Details

**Township:** 28

**Road Surface Type:** Paved

**Elementary School:** Palmetto Elementary

**Middle Or Junior School:** Lake Marion Creek Middle

**High School:** Haines City Senior High

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## Property Features

**Interior Features:** Ceiling Fans(s)

**Appliances:** Dishwasher, Microwave, Refrigerator

**Flooring:** Ceramic Tile

**Laundry Features:** Laundry Closet

**Patio And Porch Features:** Rear Porch, Screened

**Garage YN:** Yes

**Attached Garage YN:** Yes

**Garage Spaces:** 2

**Pets Allowed:** Cats OK, Dogs OK

**Exterior Features:** Balcony, Private Yard

**Fencing:** Vinyl

**Roof:** Shingle

**Utilities:** Cable Connected, Electricity Connected, Sewer Connected, Sprinkler Well, Water Connected

**Water Source:** Public

**Sewer:** Public Sewer

**Cooling:** Central Air

**Heating:** Electric

**Furnished:** Unfurnished



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## Property Details

**Subdivision Name:** POINCIANA NBRHD 6 VILLAGE  
7

**Parcel Number:** 28-28-15-935360-095040

**Levels:** One

**Direction Faces:** East

**Foundation Details:** Slab

**Construction Materials:** Stucco

**Listing Terms:** Cash, Conventional, FHA, VA Loan

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## Association Information

**Association YN:** Yes

**Association Fee:** 100

**Association Fee Frequency:** Monthly

**Association Fee Includes:** Cable TV,  
Internet

**Association Amenities:** Basketball Court,  
Clubhouse, Fitness Center, Pool

**Community Features:** Dog Park, Park

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## Fees&Taxes

**Tax Year:** 2025

**Tax Annual Amount:**  
\$1,249

**Tax Legal Description:** Poinciana Neighborhood 6 village 7 PB 61  
PGPS 29/52

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## Rooms



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| Room type       | Dimensions | Level | Length | Width |
|-----------------|------------|-------|--------|-------|
| Bedroom 2       | 11x10      | First | 10     | 11    |
| Bedroom 3       | 11x10      | First | 10     | 11    |
| Primary Bedroom | 15x13      | First | 13     | 15    |
| Great Room      | 16x19      | First | 19     | 16    |
| Kitchen         | 10x9       | First | 9      | 10    |

## Amenities & Features

**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**CommunityFeatures:** Dog Park, Park

**Utilities:** Cable Connected, Electricity Connected, Sewer Connected, Sprinkler Well, Water Connected

**Amenities:** Dishwasher, Microwave, Refrigerator

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**ExteriorFeatures:** Balcony, Private Yard

**Features:** Ceiling Fans(s)

## Building Details

**NewConstructionYN:** No

**Exterior material:** Stucco

**Heating:** Electric

**Roof:** Shingle

## Miscellaneous



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**Ownership:** Fee Simple

**Other Equipment:** Irrigation Equipment,  
Private Yard

**Occupant Type:** Owner

**Showing Requirements:** 24 Hour Notice,  
Appointment Only



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