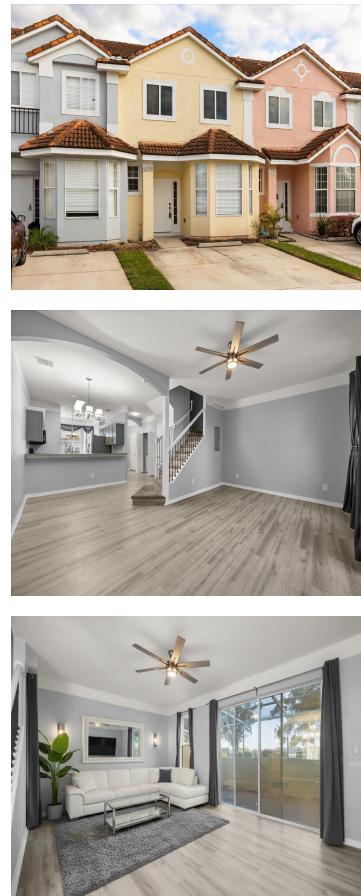


# 1236 BEACH CIRCLE KISSIMMEE FL 34746

<https://candiscarmichael.com>



\*\*\*Some of the photos are virtually staged. Beautifully maintained 3-bedroom, 2.5-bath townhome located in the sought-after gated community of Fiesta Key. With its spacious open layout, this home is designed for both comfort and functionality, making it perfect as a primary residence or an excellent investment opportunity with flexible short- and long-term rental options. Freshly [...]

- 3 beds
- 3 baths
- Residential
- Townhouse
- Active
- 1468 sq ft



## Courtesy of

**Listing Office:** REAL BROKER, LLC

**Status:** Active

**Office ID:** MFR805521714

**MLS ID:** MFRO6355203



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Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE

# Description

**Virtual Tour:** <https://www.propertypanorama.com/instaview/stellar/O6355203>

## Basics

**Bathrooms Full:** 2

**Date added:** Added 4 hours ago

**Type:** Residential

**Bathrooms:** 3 baths

**Area, sq ft:** 1468 sq ft

**Year built:** 2005

**ListOfficeName:** REAL BROKER, LLC

**Bathrooms Half:** 1

**Category:** Townhouse

**Bedrooms:** 3 beds

**Half baths:** 1 half bath

**Lot size, sq ft:** 1525 sq ft

**SubdivisionName:** FIESTA KEY

**ListAOR:** mfrmls

## Location Details

**Township:** 25

**Road Surface Type:** Paved

## Property Features

**Interior Features:** Thermostat

**Appliances:** Dishwasher, Dryer, Microwave, Range, Refrigerator, Washer

**Flooring:** Tile

**Laundry Features:** Laundry Closet

**Carport YN:** Yes

**Carport Spaces:** 1

**Pets Allowed:** Yes

**Exterior Features:** Sidewalk

**Roof:** Tile

**Utilities:** Cable Available

**Water Source:** Public

**Sewer:** Public Sewer

**Cooling:** Central Air

**Heating:** Central



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## Property Details

**Subdivision Name:** FIESTA KEY

**Levels:** Two

**Foundation Details:** Concrete Perimeter

**Parcel Number:** 25-25-28-1425-0001-0560

**Direction Faces:** South

**Construction Materials:** Concrete

## Association Information

**Association YN:** Yes

**Association Fee:** 280

**Association Fee Frequency:** Monthly

**Association Fee Includes:**  
None

**Community Features:** Clubhouse, Fitness Center, Gated Community - No Guard, Pool, Sidewalks, Tennis Court(s)

## Fees&Taxes

**Tax Year:** 2024

**Tax Annual Amount:** \$4,216

**Tax Legal Description:** FIESTA KEY PB 16 PGS 150-153 LOT 56 **Tax Lot:** 56

## Rooms

Room type	Level
Living Room	First
Kitchen	First
Primary Bedroom	Second



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## Amenities & Features

**Waterfront available:** No

**AttachedGarageYN:** No

**PoolPrivateYN:** No

**CommunityFeatures:** Clubhouse, Fitness Center, Gated Community - No Guard, Pool, Sidewalks, Tennis Court(s)

**Utilities:** Cable Available

**Amenities:** Dishwasher, Dryer, Microwave, Range, Refrigerator, Washer

**GarageYN:** No

**FireplaceYN:** No

**Cooling:** Central Air

**ExteriorFeatures:** Sidewalk

**Features:** Thermostat

## Building Details

**NewConstructionYN:** No

**Exterior material:** Concrete

**Heating:** Central

**Roof:** Tile

## Miscellaneous

**Ownership:** Condominium

**Showing Requirements:** Sentri Lock Box

**Occupant Type:** Vacant



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