

12905 GABOR AVENUE ORLANDO FL 32827

<https://candiscarmichael.com>



\$598,000



Experience elevated living in this Ashton Woods Kilmer model townhome in Laureate Park, Lake Nona. This rare corner unit is filled with natural light and offers 3 bedrooms and 3.5 baths across three thoughtfully designed levels. The first floor features a private guest suite with a full bath and walk in closet, perfect for visitors, [...]

- 3 beds
- 4 baths
- Residential
- Townhouse
- Active
- 2167 sq ft



Courtesy of

Listing Office: REAL BROKER, LLC

Status: Active

Office ID: MFR805521714

MLS ID: MFRO6385014



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Phone: 727-888-3292

Email: RealtorCandis@gmail.com



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THE STANDARD OF EXCELLENCE

Description

Virtual Tour: <https://my.matterport.com/show/?m=KZuBdqTvqvh&brand=0>

Basics

Bathrooms Full: 3

Date added: Added 6 hours ago

Type: Residential

Bathrooms: 4 baths

Area, sq ft: 2167 sq ft

Year built: 2021

SubdivisionName: LAUREATE PARK

GarageSpaces: 2

Bathrooms Half: 1

Category: Townhouse

Bedrooms: 3 beds

Half baths: 1 half bath

Lot size, sq ft: 1389 sq ft

View: Park/Greenbelt

ListOfficeName: REAL BROKER, LLC

ListAOR: mfrmls

Location Details

Township: 24

Elementary School: Laureate Park Elementary

High School: Lake Nona High

Road Surface Type: Asphalt

Middle Or Junior School: Lake Nona Middle School

Property Features



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Interior Features: Built-in Features, Ceiling Fans(s), Eat-in Kitchen, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Upstairs, Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Walk-In Closet(s), Window Treatments

Flooring: Ceramic Tile, Luxury Vinyl

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Balcony, Lighting, Sidewalk

Window Features: Blinds

Vegetation: Mature Landscaping

Water Source: Public

Cooling: Central Air

Furnished: Unfurnished

Appliances: Built-In Oven, Convection Oven, Cooktop, Dishwasher, Disposal, Electric Water Heater

Laundry Features: Laundry Room

Attached Garage YN: Yes

Pets Allowed: Yes

Roof: Shingle

Utilities: BB/HS Internet Available, Cable Available, Electricity Available, Fiber Optics, Sewer Connected, Water Connected

View: Park/Greenbelt

Sewer: Public Sewer

Heating: Central, Electric, Heat Pump

Lot Features: Corner Lot, City Limits, Landscaped, Level, Sidewalk, Paved

Property Details

Subdivision Name: LAUREATE PARK

Levels: Three Or More

Builder Name: Ashton Woods

Foundation Details: Slab

Listing Terms: Cash, Conventional, Other, VA Loan

Parcel Number: 25-24-30-4978-00-340

Direction Faces: Southwest

Builder Model: Kilmer

Construction Materials: Block, HardiPlank Type, Stucco

Association Information



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Association YN: Yes

Association Fee Frequency: Quarterly

Association Fee: 1164.57

Association Fee Includes: Pool, Internet, Maintenance Structure, Maintenance Grounds, Recreational Facilities

Community Features: Community Mailbox, Deed Restrictions, Dog Park, Fitness Center, Park, Playground, Pool, Restaurant, Sidewalks

Fees&Taxes

Tax Year: 2025

Tax Other Annual Assessment Amount: 693

Tax Lot: 34

Tax Annual Amount: \$9,481

Tax Legal Description: LAUREATE PARK NEIGHBORHOOD CENTER PHASE3 103/15 LOT 34

Rooms



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Room type	Level
Bedroom 2	First
Bathroom 2	First
Living Room	Second
Kitchen	Second
Dinette	Second
Balcony/Porch/Lanai	Second
Bonus Room	Second
Bathroom 3	Second
Laundry	Third
Bedroom 3	Third
Bathroom 4	Third
Primary Bedroom	Third
Primary Bathroom	Third

Amenities & Features



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Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

CommunityFeatures: Community Mailbox, Deed Restrictions, Dog Park, Fitness Center, Park, Playground, Pool, Restaurant, Sidewalks

ExteriorFeatures: Balcony, Lighting, Sidewalk

Features: Built-in Features, Ceiling Fans(s), Eat-in Kitchen, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, PrimaryBedroom Upstairs, Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Walk-In Closet(s), Window Treatments

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

WindowFeatures: Blinds

Utilities: BB/HS Internet Available, Cable Available, Electricity Available, Fiber Optics, Sewer Connected, Water Connected

Amenities: Built-In Oven, Convection Oven, Cooktop, Dishwasher, Disposal, Electric Water Heater

Building Details

NewConstructionYN: No

Heating: Central, Electric, Heat Pump

Exterior material: Block, HardiPlank Type, Stucco **Roof:** Shingle

Miscellaneous

Ownership: Fee Simple **Home Warranty YN:** Yes

Occupant Type: Vacant **Showing Requirements:** Sentri Lock Box, See Remarks, ShowingTime



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