

13043 SUNSHINE CIRCLE CLERMONT FL 34711

<https://candiscarmichael.com>

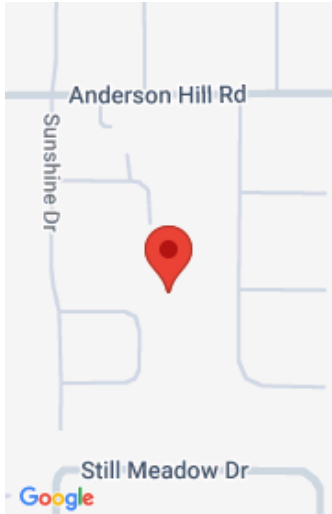


\$619,000



****BACK ON THE MARKET**** Previous buyer financing fell through **** Experience Lakeside Living with Modern Comfort!****. Step into serenity as you enter this exceptional 3-bedroom, 2-bath home with office, where estate-like elegance meets the tranquil beauty of Lake Minnehaha. Tucked away on a private large lot with a long driveway, this retreat offers a perfect [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 2544 sq ft



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Phone: 727-888-3292
Email: RealtorCandis@gmail.com



Courtesy of

Listing Office: LPT REALTY

Status: Active

Office ID: MFR261016803

MLS ID: MFRS5112820

Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/S5112820>

Basics

Bathrooms Full: 2

Category: Single Family Residence

Bedrooms: 3 beds

Half baths: 0 half baths

Area, sq ft: 2544 sq ft

Year built: 1996

SubdivisionName: SUNSHINE HILLS SUB

GarageSpaces: 2

Date added: Added 5 hours ago

Type: Residential

Bathrooms: 2 baths

Floors: 1 floor

Lot size, sq ft: 100 sq ft

View: Mountain(s), Pool, Trees/Woods, Water

ListOfficeName: LPT REALTY

ListAOR: mfrmls

Location Details

Township: 22S

Road Responsibility: Public Maintained Road

Middle Or Junior School: Clermont Middle

Road Surface Type: Asphalt

Elementary School: Clermont Elem

High School: East Ridge High

Property Features



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Interior Features: Ceiling Fans(s), High Ceilings, Living Room/Dining Room Combo, Primary Bedroom Upstairs, Split Bedroom, Walk-In Closet(s), Window Treatments

Flooring: Ceramic Tile, Hardwood, Luxury Vinyl

Patio And Porch Features: Covered, Enclosed, Front Porch, Screened

Pool Features: Heated, In Ground, Lighting, Salt Water, Screen Enclosure

Fireplace Features: Living Room

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Lighting, Rain Gutters, Sliding Doors, Storage

Roof: Shingle

Window Features: Double Pane Windows, Drapes, ENERGY STAR Qualified Windows, Insulated Windows, Rods, Window Treatments

Vegetation: Mature Landscaping, Trees/Landscaped

Water Source: Public

Cooling: Central Air

Furnished: Unfurnished

Appliances: Dishwasher, Electric Water Heater, Microwave, Range, Refrigerator

Laundry Features: Laundry Room

Pool Private YN: Yes

Fireplace YN: Yes

Parking Features: Driveway, Garage Door Opener, Guest, Oversized, Parking Pad

Attached Garage YN: Yes

Pets Allowed: Yes

Fencing: Chain Link, Masonry

Security Features: Smoke Detector(s)

Utilities: Electricity Connected, Water Connected

View: Mountain(s), Pool, Trees/Woods, Water

Sewer: Septic Tank

Heating: Central

Lot Features: Mountainous, Oversized Lot, Paved

Property Details

Subdivision Name: SUNSHINE HILLS SUB

Levels: Two

Foundation Details: Slab

Listing Terms: Cash, Conventional, FHA, VA Loan

Parcel Number: 32-22-26-0125-000-01101

Direction Faces: West

Construction Materials: Block, Stucco

Property Condition: Completed

Fees&Taxes



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Tax Year: 2023

Tax Annual Amount: \$570

Tax Legal Description: SUNSHINE HILLS SUB BEG AT NE COR OF LOT 11 RUN S 5.94 FT S 84-35-39 W 49.99 FT TO N LINE OF LOT 11 NE'LY TO POB LOT 12--LESS BEG AT SW COR OF LOT 12 RUN NE'LY ALONG SAID S BOUNDARY OF LOT 12 A DIST OF 96.03 FT S 84-35-39 W TO W LINE OF LOT 12 S'LY ALONG W LINE OF LOT 12 TO POB--PB 28 PGS 25-26 ORB 5334 PG 375

Tax Lot: 11

Rooms

Room type	Dimensions	Level	Length	Width
Primary Bedroom	24x13	Second	13	24
Bedroom 2	13x10	First	10	13
Bedroom 3	13x10	First	10	13
Office	10x10	First	10	10
Living Room	20x14	First	14	20
Dining Room	18x16	First	16	18
Kitchen	20x12	First	12	20
Balcony/Porch/Lanai	20x12	First	12	20
Balcony/Porch/Lanai	18x6	Second	6	18
Loft	16x13	Second	13	16



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Amenities & Features

Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: Yes

Security Features: Smoke Detector(s)

ExteriorFeatures: Lighting, Rain Gutters, Sliding Doors, Storage

Utilities: Electricity Connected, Water Connected

Amenities: Dishwasher, Electric Water Heater, Microwave, Range, Refrigerator

GarageYN: Yes

FireplaceYN: Yes

Cooling: Central Air

WindowFeatures: Double Pane Windows, Drapes, ENERGY STAR Qualified Windows, Insulated Windows, Rods, Window Treatments

PoolFeatures: Heated, In Ground, Lighting, Salt Water, Screen Enclosure

Features: Ceiling Fans(s), High Ceilings, Living Room, Living Room/Dining Room Combo, PrimaryBedroom Upstairs, Split Bedroom, Walk-In Closet(s), Window Treatments

Building Details

NewConstructionYN: No

Exterior material: Block, Stucco

Parking: Driveway, Garage Door Opener, Guest, Oversized, Parking Pad

Heating: Central

Roof: Shingle

Miscellaneous

Ownership: Fee Simple

Occupant Type: Owner

Other Structures: Shed(s) **Showing Requirements:** 24 Hour Notice, Appointment Only, Call Listing Agent, No Lockbox, See Remarks, ShowingTime



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