

13106 MCMILLAN DRIVE ORLANDO FL 32827

https://candiscarmichael.com



Welcome home to this beautiful 4-bedroom, 3-bath residence in the highly sought-after Laureate Park community of Lake Nona. Surrounded by parks and top-rated schools, this home blends thoughtful design, custom upgrades, and an unbeatable location. The gourmet kitchen features a large island, built-in ovens, upgraded appliance package with beverage center, and quartz countertops throughout. Engineered [...]

- 4 beds
- 4 baths
- Residential
- Single Family Residence
- Active
- 3038 sq ft



Courtesy of

Listing Office: EXP REALTY LLC

Status: Active

Office ID: MFR261010944

MLS ID: MFRO6383839



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



Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/O6383839>

Basics

Bathrooms Full: 3

Date added: Added 3 hours ago

Type: Residential

Bathrooms: 4 baths

Floors: 2 floors

Lot size, sq ft: 5121 sq ft

SubdivisionName: LAUREATE PARK PRCL N-3 PH 1

GarageSpaces: 2

Bathrooms Half: 1

Category: Single Family Residence

Bedrooms: 4 beds

Half baths: 1 half bath

Area, sq ft: 3038 sq ft

Year built: 2023

ListOfficeName: EXP REALTY LLC

ListAOR: mfrmls

Location Details

Township: 24

High School: Lake Nona High

Road Surface Type: Asphalt

Property Features



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Interior Features: Ceiling Fans(s), Eat-in Kitchen, High Ceilings, Kitchen/Family Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Wood Cabinets, Thermostat, Window Treatments

Flooring: Carpet, Ceramic Tile, Hardwood

Patio And Porch Features: Covered, Front Porch, Patio, Side Porch

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Private Yard, Rain Gutters, Sidewalk

Window Features: Shutters

Utilities: BB/HS Internet Available, Cable Available, Electricity Connected, Phone Available, Public, Sewer Connected, Sprinkler Recycled, Water Available

Water Source: Public

Cooling: Central Air, Zoned

Furnished: Unfurnished

Appliances: Built-In Oven, Cooktop, Dishwasher, Disposal, Electric Water Heater, Exhaust Fan, Ice Maker, Microwave, Range, Range Hood, Refrigerator

Laundry Features: Electric Dryer Hookup, Laundry Room, Washer Hookup

Parking Features: Alley Access, Garage Door Opener

Attached Garage YN: Yes

Pets Allowed: Yes

Roof: Shingle

Architectural Style: Craftsman

Vegetation: Trees/Landscaped

Sewer: Public Sewer

Heating: Electric

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

Property Details

Subdivision Name: LAUREATE PARK PRCL N-3 PH 1

Levels: Two

Builder Name: Dreamfinder

Foundation Details: Slab

Listing Terms: Cash, Conventional, VA Loan

Parcel Number: 31-24-31-4845-00-310

Direction Faces: North

Builder Model: Talbot

Construction Materials: Brick, HardiPlank Type, Frame

Association Information



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Association YN: Yes

Association Fee Frequency:
Quarterly

Association Amenities: Basketball Court, Fitness Center, Park, Playground, Pool, Security, Tennis Court(s)

Association Fee: 535

Association Fee Includes: Pool, Internet, Management, Recreational Facilities

Community Features: Dog Park, Fitness Center, Golf Carts OK, Irrigation-Reclaimed Water, Park, Playground, Pool, Restaurant, Tennis Court(s), Street Lights

Fees&Taxes

Tax Year: 2024

Tax Other Annual Assessment Amount: 1937

Tax Lot: 31

Tax Annual Amount: \$14,756

Tax Legal Description: LAUREATE PARK PARCEL N-3 PHASE 1 107/64LOT 31

Rooms



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Room type	Dimensions	Level	Length	Width
Office	10x11	First	11	10
Den	10x11	First	11	10
Living Room	17x15	First	15	17
Kitchen	16x15	First	15	16
Dining Room	16x10	First	10	16
Laundry	9x6	First	6	9
Primary Bathroom	15x16	First	16	15
Primary Bathroom	15x9	First	9	15
Bedroom 1	11x11	Second	11	11
Bathroom 2	10x10	Second	10	10
Garage Apartment	25x25	Second	25	25
Primary Bedroom 2	11x11	Second	11	11

Amenities & Features



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Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

CommunityFeatures: Dog Park, Fitness Center, Golf Carts OK, Irrigation-Reclaimed Water, Park, Playground, Pool, Restaurant, Tennis Court(s), Street Lights

ExteriorFeatures: Private Yard, Rain Gutters, Sidewalk

Features: Ceiling Fans(s), Eat-in Kitchen, High Ceilings, Kitchen/Family Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Wood Cabinets, Thermostat, Window Treatments

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air, Zoned

WindowFeatures: Shutters

Utilities: BB/HS Internet Available, Cable Available, Electricity Connected, Phone Available, Public, Sewer Connected, Sprinkler Recycled, Water Available

Amenities: Built-In Oven, Cooktop, Dishwasher, Disposal, Electric Water Heater, Exhaust Fan, Ice Maker, Microwave, Range, Range Hood, Refrigerator

Building Details

ArchitecturalStyle: Craftsman

Heating: Electric

Roof: Shingle

NewConstructionYN: No

Exterior material: Brick, Frame, HardiPlank Type

Parking: Alley Access, Garage Door Opener

Miscellaneous

Ownership: Fee Simple

Other Equipment: Irrigation Equipment, Private Yard

Occupant Type: Owner

Showing Requirements: Sentri Lock Box, 24 Hour Notice, Lock Box Electronic, See Remarks, ShowingTime



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