

13439 MCMILLAN DRIVE ORLANDO FL 32827
<https://candiscarmichael.com>



Virtually Staged. Set against a tranquil pond view in Laureate Park, this 2024 Dream Finders residence offers 3,852 square feet of thoughtfully composed living space, four bedrooms, three full baths, one half bath, and a floor plan that balances architectural presence with everyday function. High ceilings and an open arrangement create an immediate sense of [...]

- 4 beds
- 4 baths
- Residential
- Single Family Residence
- Active
- 3852 sq ft



Courtesy of

Listing Office: REAL BROKER, LLC

Status: Active

Office ID: MFR805521714

MLS ID: MFRO6436390



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



Description

Virtual Tour:

<https://www.zillow.com/view-imx/709959f4-5f60-4292-a22d-01ea96cdf7b4?wl=true&setAttribution=mls&initialViewType=pano>

Basics

Bathrooms Full: 3

Date added: Added 1 hour ago

Type: Residential

Bathrooms: 4 baths

Area, sq ft: 3852 sq ft

Year built: 2024

SubdivisionName: LAUREATE PARK

GarageSpaces: 2

Bathrooms Half: 1

Category: Single Family Residence

Bedrooms: 4 beds

Half baths: 1 half bath

Lot size, sq ft: 7904 sq ft

View: Water

ListOfficeName: REAL BROKER, LLC

ListAOR: mfrmls

Location Details

Township: 24

Middle Or Junior School: Luminary Middle

Road Surface Type: Paved

High School: Lake Nona High

Property Features



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Interior Features: Dry Bar, Eat-in Kitchen, High Ceilings, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Walk-In Closet(s), Window Treatments

Flooring: Carpet, Ceramic Tile, Luxury Vinyl, Wood

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

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Rain Gutters, Sidewalk

Roof: Shingle

Window Features: Blinds, Low-Emissivity Windows, Shades, Tinted Windows

Vegetation: Mature Landscaping

Water Source: Public

Cooling: Central Air

Furnished: Unfurnished

Appliances: Bar Fridge, Built-In Oven, Cooktop, Dishwasher, Disposal, Dryer, Electric Water Heater, Exhaust Fan, Ice Maker, Microwave, Range, Range Hood, Refrigerator, Tankless Water Heater, Washer, Water Filtration System, Water Softener, Wine Refrigerator

Laundry Features: Inside, Laundry Room

Parking Features: Driveway, Garage Door Opener

Attached Garage YN: Yes

Pets Allowed: Yes

Fencing: Fenced

Security Features: Smoke Detector(s)

Utilities: Public

View: Water

Sewer: Public Sewer

Heating: Central, Electric, Heat Pump

Lot Features: Landscaped, Level, Sidewalk, Paved

Property Details

Subdivision Name: LAUREATE PARK

Levels: Two

Foundation Details: Slab

Listing Terms: Cash, Conventional, Other, VA Loan

Parcel Number: 31-24-31-4846-01-860

Direction Faces: West

Construction Materials: Block, Stucco

Association Information



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Association YN: Yes

Association Fee Frequency: Monthly

Association Fee: 202

Association Amenities:
Basketball Court, Trail(s)

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

Fees&Taxes

Tax Year: 2025

**Tax Other Annual Assessment
Amount:** 2441

Tax Lot: 186

Tax Annual Amount: \$16,843

Tax Legal Description: LAUREATE PARK PARCEL
N-3 PHASE 2 107/135LOT 186

Rooms



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Room type	Dimensions	Level	Length	Width
Primary Bedroom	13x19	First	19	13
Primary Bathroom	13x12	First	12	13
Office	13x12	First	12	13
Living Room	18x19	First	19	18
Dining Room	13x14	First	14	13
Kitchen	20x8	First	8	20
Laundry	5x10	First	10	5
Loft	20x23	Second	23	20
Media Room	21x14	Second	14	21
Bedroom 2	12x14	Second	14	12
Bedroom 3	13x13	Second	13	13
Bedroom 4	13x12	Second	12	13
Bathroom 2	10x5	Second	5	10
Bathroom 3	5x8	Second	8	5
Laundry	10x6	Second	6	10



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Amenities & Features

Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

Security Features: Smoke Detector(s)

WindowFeatures: Blinds, Low-Emissivity Windows, Shades, Tinted Windows

Utilities: Public

Amenities: Bar Fridge, Built-In Oven, Cooktop, Dishwasher, Disposal, Dryer, Electric Water Heater, Exhaust Fan, Ice Maker, Microwave, Range, Range Hood, Refrigerator, Tankless Water Heater, Washer, Water Filtration System, Water Softener, Wine Refrigerator

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

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

ExteriorFeatures: Rain Gutters, Sidewalk

Features: Dry Bar, Eat-in Kitchen, High Ceilings, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Walk-In Closet(s), Window Treatments

Building Details

NewConstructionYN: No

Heating: Central, Electric, Heat Pump

Exterior material: Block, Stucco

Roof: Shingle

Parking: Driveway, Garage Door Opener

Miscellaneous

Ownership: Fee Simple

Home Warranty YN: Yes

Occupant Type: Owner

Other Equipment: Irrigation Equipment

Showing Requirements: Appointment Only, See Remarks, ShowingTime



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