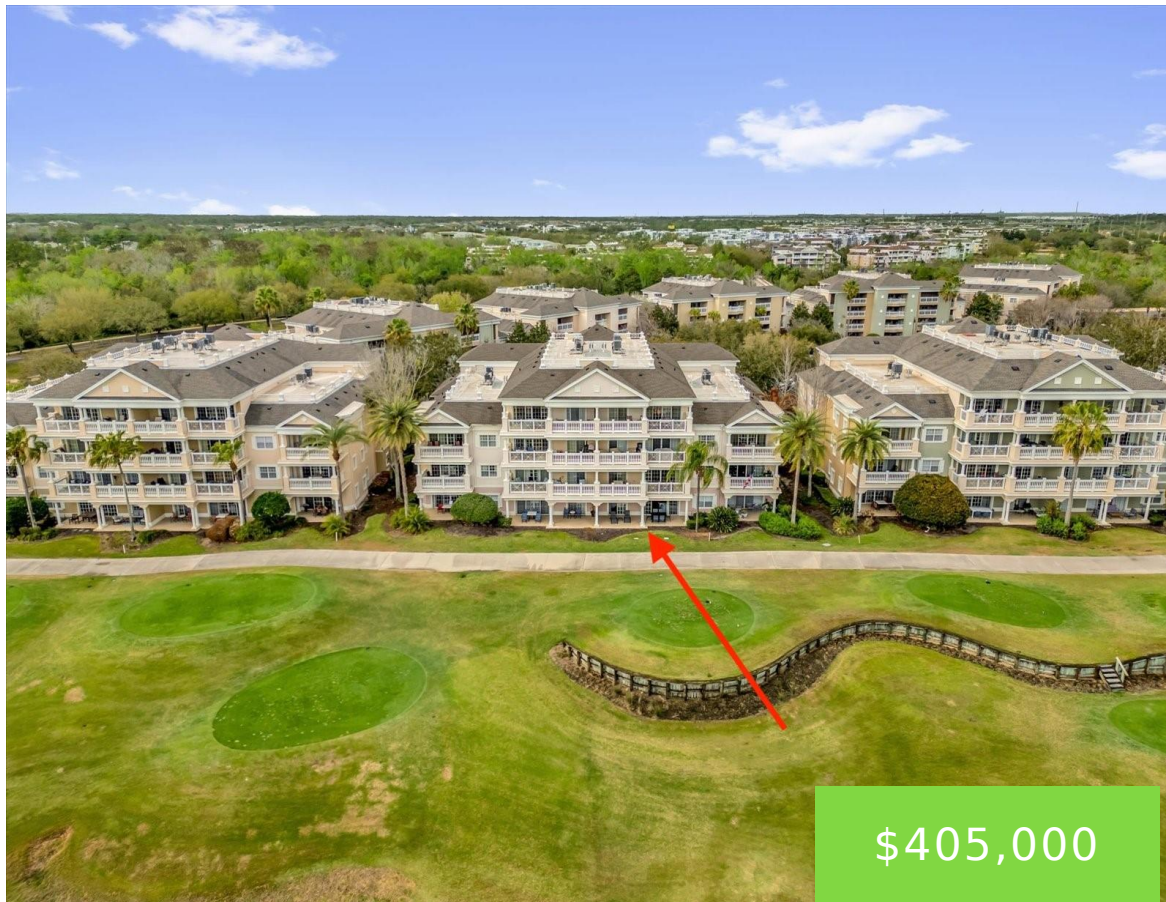


1362 CENTRE COURT RIDGE DRIVE REUNION FL 34747

<https://candiscarmichael.com>



\$405,000



Tastefully UPDATED 3 Bedroom 3 Full Bath GROUND floor condo being offered FULLY FURNISHED and is located in the highly sought after community of Centre Court Ridge at Reunion Resort. Enjoy morning coffee & afternoon SUNSETS from your large private lanai with breathtaking GOLF VIEWS of the 11th & 12th holes of the Tom Watson [...]

- 3 beds
- 3 baths
- Residential
- Condominium
- Active
- 1590 sq ft



Courtesy of

Listing Office: REAL BROKER, LLC

Status: Active

Office ID: MFR805521714

MLS ID: MFRO6386839



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/O6386839>

Basics

Unit Number: 102

Date added: Added 3 days ago

Type: Residential

Bathrooms: 3 baths

Floors: 4 floors

Lot size, sq ft: 0 sq ft

UnitNumber: 102

SubdivisionName: CENTRE COURT RIDGE CONDO PH 7
BLDG G

ListAOR: mfrmls

Bathrooms Full: 3

Category: Condominium

Bedrooms: 3 beds

Half baths: 0 half baths

Area, sq ft: 1590 sq ft

Year built: 2006

View: Golf Course

ListOfficeName: REAL BROKER, LLC

Location Details

Township: 25

Road Surface Type: Asphalt

Property Features



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Interior Features: Ceiling Fans(s), Crown Molding, High Ceilings, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Vaulted Ceiling(s), Walk-In Closet(s)

Flooring: Ceramic Tile, Luxury Vinyl

Patio And Porch Features: Covered, Patio, Rear Porch

Pets Allowed: Yes

Roof: Shingle

Window Features: Blinds, Drapes

Vegetation: Mature Landscaping

Water Source: Public

Cooling: Central Air

Furnished: Furnished

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

Laundry Features: Inside, Laundry Closet

Parking Features: Open

Exterior Features: Balcony, Sidewalk, Sliding Doors

Security Features: Gated Community, Key Card Entry, Smoke Detector(s)

Utilities: BB/HS Internet Available, Cable Connected, Electricity Connected, Public, Water Connected

View: Golf Course

Sewer: Public Sewer

Heating: Central

Lot Features: In County, On Golf Course, Sidewalk, Paved

Property Details

Subdivision Name: CENTRE COURT RIDGE CONDO PH 7 BLDG G

Levels: One

Foundation Details: Slab

Listing Terms: Cash, Conventional

Parcel Number: 34-25-27-3074-0001-G040

Direction Faces: Northwest

Construction Materials: Block, Stucco

Property Condition: Completed

Association Information



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Association YN: Yes

Association Fee: 768

Association Fee Frequency: Monthly

Association Fee Includes: Guard - 24 Hour, Cable TV, Common Area Taxes, Pool, Internet, Maintenance Structure, Maintenance Grounds, Management, Pest Control, Security, Sewer, Trash, Water

Association Amenities: Cable TV, Clubhouse, Elevator(s), Fitness Center, Gated, Golf Course, Optional Additional Fees, Park, Pickleball Court(s), Playground, Pool, Recreation Facilities, Security, Spa/Hot Tub, Tennis Court(s)

Community Features: Association Recreation - Owned, Clubhouse, Dog Park, Fitness Center, Gated Community - Guard, Golf Carts OK, Golf, Park, Playground, Pool, Restaurant, Sidewalks, Tennis Court(s), Street Lights

Fees&Taxes

Tax Year: 2025

Tax Annual Amount: \$4,693

Tax Other Annual Assessment Amount: 1878

Tax Legal Description: CENTRE COURT RIDGE PH 7 A CONDO CB 10 PB 81-82 OR 3268/2355 UNIT G 4

Tax Lot: 102

Rooms

Room type	Dimensions	Level	Length	Width
Living Room	20x14	First	14	20
Kitchen	10x9	First	9	10
Primary Bedroom	16x14	First	14	16
Bedroom 2	13x13	First	13	13
Bedroom 3	13x12	First	12	13



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Amenities & Features

Waterfront available: No

AttachedGarageYN: No

PoolPrivateYN: No

Security Features: Gated Community, Key Card Entry, Smoke Detector(s)

WindowFeatures: Blinds, Drapes

Utilities: BB/HS Internet Available, Cable Connected, Electricity Connected, Public, Water Connected

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

GarageYN: No

FireplaceYN: No

Cooling: Central Air

CommunityFeatures: Association Recreation - Owned, Clubhouse, Dog Park, Fitness Center, Gated Community - Guard, Golf Carts OK, Golf, Park, Playground, Pool, Restaurant, Sidewalks, Tennis Court(s), Street Lights

ExteriorFeatures: Balcony, Sidewalk, Sliding Doors

Features: Ceiling Fans(s), Crown Molding, High Ceilings, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Vaulted Ceiling(s), Walk-In Closet(s)

Building Details

NewConstructionYN: No

Exterior material: Block, Stucco

Parking: Open

Heating: Central

Roof: Shingle

Miscellaneous

Ownership: Fee Simple

Showing Requirements: ShowingTime

Occupant Type: Owner



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE