

**1416 GROVE AVENUE LEESBURG FL 34748**

<https://candiscarmichael.com>



Welcome to your stunning lakefront home on Lake Griffin and dream retreat! This beautifully updated lakefront property offers five spacious bedrooms and four modern bathrooms. The updated kitchen is a chef's delight with the brand-new appliances and sleek finishes, while the bathrooms have been tastefully updated. Relax and entertain with ample parking for guests, and enjoy [...]

- 5 beds
- 4 baths
- Residential
- Single Family Residence
- Active
- 3347 sq ft



## Courtesy of

**Listing Office:** COLDWELL BANKER REALTY

**Status:** Active

**Office ID:** MFR260010123

**MLS ID:** MFRTB8441414



### Call us now

Phone: 727-888-3292

Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE

---

## Description

**Virtual Tour:** <https://www.propertypanorama.com/instaview/stellar/TB8441414>

---

## Basics

**Bathrooms Full:** 4

**Category:** Single Family Residence

**Bedrooms:** 5 beds

**Half baths:** 0 half baths

**Lot size, sq ft:** 78408 sq ft

**View:** Water

**ListOfficeName:** COLDWELL BANKER REALTY

**ListAOR:** mfrmls

**Date added:** Added 2 hours ago

**Type:** Residential

**Bathrooms:** 4 baths

**Area, sq ft:** 3347 sq ft

**Year built:** 1980

**SubdivisionName:** GRIFFIN SHORES

**GarageSpaces:** 2

---

## Location Details

**Township:** 19

**Road Surface Type:** Paved

---

## Property Features



### Call us now

Phone: 727-888-3292

Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE

**Interior Features:** Accessibility Features, Built-in Features, Cathedral Ceiling(s), Ceiling Fans(s), Eat-in Kitchen, L Dining, Primary Bedroom Main Floor, Split Bedroom, Stone Counters, Thermostat, Vaulted Ceiling(s), Walk-In Closet(s)

**Flooring:** Carpet, Vinyl, Wood

**Patio And Porch Features:** Deck

**Waterfront Features:** Lake Front, Lake Privileges

**Fireplace Features:** Wood Burning

**Attached Garage YN:** Yes

**Exterior Features:** Private Mailbox, Rain Gutters, Sliding Doors, Storage

**Utilities:** BB/HS Internet Available, Cable Available, Electricity Connected

**Water Source:** Well

**Cooling:** Central Air

**Appliances:** Dishwasher, Electric Water Heater, Exhaust Fan, Range, Refrigerator

**Laundry Features:** Inside

**Waterfront YN:** Yes

**Fireplace YN:** Yes

**Garage YN:** Yes

**Garage Spaces:** 2

**Roof:** Shingle

**View:** Water

**Sewer:** Septic Tank

**Heating:** Central, Exhaust Fan

---

## Property Details

**Subdivision Name:** GRIFFIN SHORES

**Levels:** Two

**Foundation Details:** Slab

**Listing Terms:** Cash, Conventional, FHA, VA Loan

**Parcel Number:** 11-19-24-0003-000-01700

**Direction Faces:** West

**Construction Materials:** Other, Stone, Frame

---

## Fees&Taxes



**Call us now**

Phone: 727-888-3292

Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE

**Tax Year:** 2024

**Tax Annual  
Amount:**  
\$4,061

**Tax Legal Description:** THAT PART OF FOLLOWING DESCRIBED PROPERTY LYING WITHIN SEC 11 FROM NE COR OF SE 1/4 OF SE 1/4 OF SEC 10 RUN S ALONG SEC LINE 50 FT TO N R/W OF GROVE AVE W'LY ALONG GROVE AVE 160.27 FT FOR POB TURN RT AN ANGLE OF 90DEG & RUN N'LY 125 FT E'LY PARALLEL WITH N R/W OF GROVE AVE TO A CANAL S'LY & E'LY ALONG CANAL TO LAKE GRIFFIN S'LY ALONG LAKE GRIFFIN TO A PT 50 FT S OF N LINE OF SW 1/4 OF SW 1/4 W'LY PARALLEL TO N LINE OF SW 1/4 OF SW 1/4 TO W LINE OF SW 1/4 OF SW 1/4 W'LY ALONG N LINE OF GROVE AVE 160.2 FT TO POB ORB 5799 PG 2489 2491

**Tax Lot:**  
0103

---

## Rooms



### Call us now

Phone: 727-888-3292

Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE

Room type	Dimensions	Level	Length	Width
Dining Room	11.9x15.1	First	15.1	11.9
Primary Bedroom	12.9x20.7	First	20.7	12.9
Living Room	15.2x12.11	First	12.11	15.2
Kitchen	9.2x12.11	First	12.11	9.2
Dinette	11.1x11.6	First	11.6	11.1
Office	10.3x16.1	First	16.1	10.3
Family Room	17.1x31.1	First	31.1	17.1
Bedroom 1	12.3x9.2	Second	9.2	12.3
Bedroom 2	11.1x12.11	Second	12.11	11.1
Bedroom 3	11.1x12.11	Second	12.11	11.1
Bedroom 4		Second		

## Amenities & Features



### Call us now

Phone: 727-888-3292

Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE

**Waterfront available:** Yes

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**ExteriorFeatures:** Private Mailbox, Rain Gutters, Sliding Doors, Storage

**Features:** Accessibility Features, Built-in Features, Cathedral Ceiling(s), Ceiling Fans(s), Eat-in Kitchen, L Dining, Primary Bedroom Main Floor, Split Bedroom, Stone Counters, Thermostat, Vaulted Ceiling(s), Walk-In Closet(s), Wood Burning

**GarageYN:** Yes

**FireplaceYN:** Yes

**Cooling:** Central Air

**Utilities:** BB/HS Internet Available, Cable Available, Electricity Connected

**Amenities:** Dishwasher, Electric Water Heater, Exhaust Fan, Range, Refrigerator

---

## Building Details

**NewConstructionYN:** No

**Exterior material:** Frame, Other, Stone

**Heating:** Central, Exhaust Fan

**Roof:** Shingle

---

## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:** Owner

**Showing Requirements:** Combination Lock Box, ShowingTime



**Call us now**

Phone: 727-888-3292

Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE