



!!!! RELOCATING SELLERS !!!! NEW PRICE IMPROVEMENT !!!!!*Move-In Ready
Luxury in Willow Ridge* Why wait on new construction when this brand-new
Ashby Grand residence is ready for you now? Situated in the exclusive gated
community of Willow Ridge in Montverde, this home blends modern design,
everyday functionality, and versatile living spaces—crafted for the way you
[...]

- 4 beds
- 4 baths
- Residential
- Single Family Residence
- Active
- 3301 sq ft



Courtesy of

Listing Office: LPT REALTY, LLC

Status: Active

Office ID: MFR261016803

MLS ID: MFRO6340526



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



Description

Virtual Tour: <https://imaginethatpics.com/15954-Winding-Bluff-Dr/idx>

Basics

Bathrooms Full: 3

Date added: Added 4 hours ago

Type: Residential

Bathrooms: 4 baths

Area, sq ft: 3301 sq ft

Year built: 2024

SubdivisionName: WILLOW RIDGE

GarageSpaces: 3

Bathrooms Half: 1

Category: Single Family Residence

Bedrooms: 4 beds

Half baths: 1 half bath

Lot size, sq ft: 7511 sq ft

View: City, Trees/Woods

ListOfficeName: LPT REALTY, LLC

ListAOR: mfrmls

Location Details

Township: 22

Road Surface Type: Asphalt

Elementary School: Grassy Lake Elementary **Middle Or Junior School:** East Ridge Middle

High School: Lake Minneola High

Property Features



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Interior Features: Built-in Features, Ceiling Fans(s), Dry Bar, High Ceilings

Flooring: Carpet, Tile

Patio And Porch Features: Covered, Screened

Parking Features: Driveway, Garage Door Opener

Attached Garage YN: Yes

Pets Allowed: Breed Restrictions, Yes

Roof: Shingle

Architectural Style: Contemporary

Vegetation: Mature Landscaping

Water Source: Public

Cooling: Central Air

Furnished: Unfurnished

Appliances: Built-In Oven, Convection Oven, Cooktop, Dishwasher, Disposal, Dryer, Exhaust Fan, Microwave, Range, Range Hood, Refrigerator, Tankless Water Heater, Washer, Water Filtration System

Laundry Features: Laundry Room

Pool Features: Deck, Gunite, In Ground, Lighting

Garage YN: Yes

Garage Spaces: 3

Exterior Features: Lighting, Sidewalk, Sliding Doors

Window Features: Blinds, Storm Window(s), Window Treatments

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

View: City, Trees/Woods

Sewer: Public Sewer

Heating: Central

Lot Features: Gentle Sloping, City Limits, In County, Landscaped, Sidewalk, Paved

Property Details

Subdivision Name: WILLOW RIDGE

Levels: Two

Builder Name: Pulte

Foundation Details: Slab

Listing Terms: Cash, Conventional, Other

Parcel Number: 10-22-26-0010-000-02100

Direction Faces: Northwest

Builder Model: Ashby Grand

Construction Materials: Block, Concrete, Stucco

Association Information



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Association YN: Yes

Association Fee: 160

Association Fee Frequency: Monthly

Association Fee Includes: Internet, Maintenance Grounds, Management, Pool, Private Road

Association Amenities: Fence Restrictions, Gated, Maintenance, Pool, Vehicle Restrictions

Community Features: Community Mailbox, Deed Restrictions, Gated Community - No Guard, Pool, Sidewalks

Fees&Taxes

Tax Year: 2024

Tax Annual Amount: \$1,848

Tax Legal Description: WILLOW RIDGE PB 78 PG 70-75 LOT 21 **Tax Lot:** 21
ORB 6279 PG 195

Rooms



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Room type	Dimensions	Level	Length	Width
Primary Bedroom	18.5x12	First	12	18.5
Bedroom 2	12.5x11.5	First	11.5	12.5
Bedroom 3	14.5x12.5	First	12.5	14.5
Bedroom 4	12.5x11.5	Second	11.5	12.5
Dining Room	19x9	First	9	19
Living Room	16x16	First	16	16
Kitchen	17x10	First	10	17
Office	13x14.5	First	14.5	13
Bonus Room	22x31.5	Second	31.5	22
Florida Room	22x12.5	First	12.5	22

Amenities & Features



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Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

CommunityFeatures: Community Mailbox, Deed Restrictions, Gated Community - No Guard, Pool, Sidewalks

ExteriorFeatures: Lighting, Sidewalk, Sliding Doors

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

Amenities: Built-In Oven, Convection Oven, Cooktop, Dishwasher, Disposal, Dryer, Exhaust Fan, Microwave, Range, Range Hood, Refrigerator, Tankless Water Heater, Washer, Water Filtration System

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

WindowFeatures: Blinds, Storm Window(s), Window Treatments

PoolFeatures: Deck, Gunite, In Ground, Lighting

Features: Built-in Features, Ceiling Fans(s), Dry Bar, High Ceilings

Building Details

ArchitecturalStyle: Contemporary

Heating: Central

Roof: Shingle

NewConstructionYN: No

Exterior material: Block, Concrete, Stucco

Parking: Driveway, Garage Door Opener

Miscellaneous

Ownership: Fee Simple

Other Equipment: Irrigation Equipment

Occupant Type: Owner

Showing Requirements: 24 Hour Notice, Appointment Only, Call Listing Agent



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