

16420 WINDING PRESERVE CIRCLE CLERMONT FL 34714
https://candiscarmichael.com



Virtually Staged. PRICE REDUCED as July 17th !!! “One or more photos have been virtually AI staged to help illustrate the property’s potential and provide perspective”. Welcome to this beautifully upgraded 5-bedroom, 3-bathroom home offering nearly 2,700 square feet of thoughtfully designed living space. Perfectly situated on a premium conservation lot with no rear neighbors, [...]

- 5 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2672 sq ft



Courtesy of

Listing Office: LPT REALTY, LLC

Status: Active

Office ID: MFR261016803

MLS ID: MFRO6419711



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



Description

Virtual Tour: <https://orders.virtuals1.com/sites/evwkyjkq/unbranded>

Basics

Bathrooms Full: 3

Category: Single Family Residence

Bedrooms: 5 beds

Half baths: 0 half baths

Lot size, sq ft: 6100 sq ft

View: Trees/Woods

ListOfficeName: LPT REALTY, LLC

ListAOR: mfrmls

Date added: Added 3 hours ago

Type: Residential

Bathrooms: 3 baths

Area, sq ft: 2672 sq ft

Year built: 2022

SubdivisionName: SANCTUARY PHASE 1B

GarageSpaces: 2

Location Details

Township: 24S

Road Surface Type: Paved

Property Features



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Interior Features: Ceiling Fans(s), Kitchen/Family Room Combo, Open Floorplan, Primary Bedroom Upstairs, Solid Surface Counters, Stone Counters, Thermostat, Walk-In Closet(s)

Flooring: Carpet, Tile

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

Garage Spaces: 2

Exterior Features: Sidewalk, Sliding Doors

Roof: Shingle

Architectural Style: Traditional

Vegetation: Trees/Landscaped

Water Source: Public

Cooling: Central Air

Furnished: Unfurnished

Appliances: Dishwasher, Disposal, Dryer, Electric Water Heater, Microwave, Range, Refrigerator, Washer

Laundry Features: Laundry Room

Garage YN: Yes

Pets Allowed: Breed Restrictions, Cats OK, Dogs OK

Fencing: Vinyl

Window Features: Blinds, Double Pane Windows

Utilities: Cable Available, Electricity Connected, Sewer Connected, Sprinkler Meter

View: Trees/Woods

Sewer: Public Sewer

Heating: Central

Lot Features: Cleared

Property Details

Subdivision Name: SANCTUARY PHASE 1B

Levels: Two

Foundation Details: Slab

Listing Terms: Cash, Conventional, FHA, VA Loan

Parcel Number: 23-24-26-0205-000-25000

Direction Faces: Northwest

Construction Materials: Block

Property Condition: Completed

Association Information

Association YN: Yes

Association Fee Frequency: Annually

Association Amenities: Playground, Pool

Association Fee: 110

Association Fee Includes: Pool, Maintenance Grounds

Community Features: Association Recreation - Owned, Clubhouse, Community Mailbox, Deed Restrictions, Fitness Center, Playground, Sidewalks



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Fees&Taxes

Tax Year: 2025

Tax Other Annual Assessment Amount: 2773

Tax Lot: 250

Tax Annual Amount: \$9,411

Tax Legal Description: SANCTUARY PHASE 1B PB 76
PG 90-100 LOT 250 ORB 6061 PG 691

Rooms

Room type	Dimensions	Level	Length	Width
Primary Bedroom	18x16	Second	16	18
Bedroom 3	13x12	Second	12	13
Bedroom 2	14x14	Second	14	14
Kitchen	16x13	First	13	16
Living Room		First		
Bedroom 4	13x13	First	13	13

Amenities & Features

Waterfront available: No

AttachedGarageYN: No

PoolPrivateYN: No

CommunityFeatures: Association Recreation - Owned, Clubhouse, Community Mailbox, Deed Restrictions, Fitness Center, Playground, Sidewalks

ExteriorFeatures: Sidewalk, Sliding Doors

Features: Ceiling Fans(s), Kitchen/Family Room Combo, Open Floorplan, PrimaryBedroom Upstairs, Solid Surface Counters, Stone Counters, Thermostat, Walk-In Closet(s)

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

WindowFeatures: Blinds, Double Pane Windows

Utilities: Cable Available, Electricity Connected, Sewer Connected, Sprinkler Meter

Amenities: Dishwasher, Disposal, Dryer, Electric Water Heater, Microwave, Range, Refrigerator, Washer

Building Details

ArchitecturalStyle: Traditional

Heating: Central

Roof: Shingle

NewConstructionYN: No

Exterior material: Block

Miscellaneous

Ownership: Fee Simple

Showing Requirements: Lock Box Coded

Occupant Type: Vacant



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