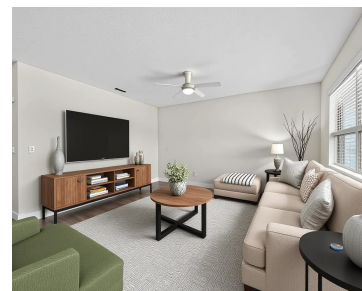


16701 BROADFORD LANE CLERMONT FL 34714

<https://candiscarmichael.com>



\$371,000



Virtually Staged. Short Sale. Welcome to this beautifully maintained 3-bedroom, 2-bath home located in the desirable Citrus Highlands community in Clermont. Featuring seamless luxury vinyl plank flooring throughout the entire home, including the bedrooms, this property offers a modern, cohesive feel with low-maintenance living. The functional open layout is filled with natural light and creates [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1669 sq ft



Courtesy of

Listing Office: REAL BROKER, LLC

Status: Active

Office ID: MFR805521714

MLS ID: MFRO6413020



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Description

Virtual Tour: <https://sites.davidallenproductions.com/16701-Broadford-Ln/idx>

Basics

Bathrooms Full: 2

Category: Single Family Residence

Bedrooms: 3 beds

Half baths: 0 half baths

Area, sq ft: 1669 sq ft

Year built: 2014

ListOfficeName: REAL BROKER, LLC

ListAOR: mfrmls

Date added: Added 2 hours ago

Type: Residential

Bathrooms: 2 baths

Floors: 1 floor

Lot size, sq ft: 8607 sq ft

SubdivisionName: CITRUS HLNDS PH 2

GarageSpaces: 2

Location Details

Township: 24S

Road Surface Type: Paved

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), Eat-in Kitchen, Open Floorplan, Split Bedroom, Thermostat, Walk-In Closet(s)

Flooring: Luxury Vinyl, Tile

Patio And Porch Features: Rear Porch

Attached Garage YN: Yes

Pets Allowed: Yes

Fencing: Vinyl

Utilities: Cable Available, Electricity Available, Sewer Connected, Water Connected

Sewer: Public Sewer

Heating: Central

Appliances: Dishwasher, Range, Refrigerator

Laundry Features: Laundry Closet

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Sliding Doors, Sprinkler Metered

Roof: Shingle

Water Source: Public

Cooling: Central Air

Furnished: Unfurnished

Property Details

Subdivision Name: CITRUS HLNDS PH 2

Levels: One

Foundation Details: Slab

Parcel Number: 23-24-26-0301-000-13500

Direction Faces: South

Construction Materials: Stucco

Association Information

Association YN: Yes

Association Fee Frequency: Semi-Annually

Association Fee: 241

Community Features: Community Mailbox

Fees&Taxes

Tax Year: 2025

Tax Annual Amount:
\$4,409

Tax Legal Description: CITRUS HIGHLANDS PHASE 2 PB 64 PG 23-24 LOT 135 ORB 6260 PG 1087

Tax Lot: 135



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Rooms

Room type	Dimensions	Level	Length	Width
Kitchen	16x12	First	12	16
Living Room	12x15	First	15	12
Dining Room	12x15	First	15	12
Primary Bedroom	13x15	First	15	13
Bedroom 2	12x11	First	11	12
Bedroom 3	12x12	First	12	12

Amenities & Features

Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

CommunityFeatures: Community Mailbox

Utilities: Cable Available, Electricity Available, Sewer Connected, Water Connected

Amenities: Dishwasher, Range, Refrigerator

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

ExteriorFeatures: Sliding Doors, Sprinkler Metered

Features: Ceiling Fans(s), Eat-in Kitchen, Open Floorplan, Split Bedroom, Thermostat, Walk-In Closet(s)

Building Details



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



NewConstructionYN: No

Exterior material: Stucco

Heating: Central

Roof: Shingle

Miscellaneous

Ownership: Fee Simple

Occupant Type: Owner

Showing Requirements: ShowingTime



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE