

1882 RUSTIC FALLS DRIVE KISSIMMEE FL 34744  
https://candiscarmichael.com



PRICED TO SELL!!! Motivated seller. Priced \$50,000 below new construction. Back on the market! Spacious multigenerational home with 4 bedrooms, 3.5 baths, 2,851 sq ft. Features a true private in-law suite with its own bedroom, bathroom, living area, and kitchenette—ideal for extended family, guests, or extra flexibility. Bright open layout with tile floors, a granite [...]


- 4 beds
- 4 baths
- Residential
- Single Family Residence
- Active
- 2851 sq ft



Courtesy of


**Listing Office:** REAL BROKER, LLC  
**Status:** Active

**Office ID:** MFR805521714  
**MLS ID:** MFRO6277038



**Call us now**

Phone: 727-888-3292  
Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



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## Description

**Virtual Tour:** <https://sites.davidallenproductions.com/1882-Rustic-Falls-Dr/idx>

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## Basics

**Bathrooms Full:** 3

**Date added:** Added 4 hours ago

**Type:** Residential

**Bathrooms:** 4 baths

**Area, sq ft:** 2851 sq ft

**Year built:** 2017

**ListOfficeName:** REAL BROKER, LLC

**ListAOR:** mfrmls

**Bathrooms Half:** 1

**Category:** Single Family Residence

**Bedrooms:** 4 beds

**Half baths:** 1 half bath

**Lot size, sq ft:** 7841 sq ft

**SubdivisionName:** KINDRED PH 1C

**GarageSpaces:** 3

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## Location Details

**Township:** 25S

**Road Responsibility:** Public Maintained Road

**Middle Or Junior School:** Neptune Middle (6-8)

**Road Surface Type:** Asphalt

**Elementary School:** Neptune Elementary

**High School:** Gateway High School (9 12)

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## Property Features



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**Interior Features:** Ceiling Fans(s), Eat-in Kitchen, Kitchen/Family Room Combo, Primary Bedroom Main Floor, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Walk-In Closet(s), Window Treatments

**Flooring:** Carpet, Tile

**Patio And Porch Features:** Covered, Rear Porch, Screened

**Garage YN:** Yes

**Garage Spaces:** 3

**Exterior Features:** Lighting, Rain Gutters, Sidewalk, Sliding Doors

**Roof:** Shingle

**Window Features:** Blinds

**Utilities:** Public, Underground Utilities

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Unfurnished

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

**Laundry Features:** Inside, Laundry Room

**Parking Features:** Driveway, Garage Door Opener, Oversized

**Attached Garage YN:** Yes

**Pets Allowed:** Yes

**Fencing:** Vinyl

**Security Features:** Smoke Detector(s)

**Architectural Style:** Traditional

**Vegetation:** Mature Landscaping

**Sewer:** Public Sewer

**Heating:** Central, Electric

**Lot Features:** Landscaped, Sidewalk, Paved

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## Property Details

**Subdivision Name:** KINDRED PH 1C

**Levels:** One

**Builder Name:** DR Horton

**Foundation Details:** Slab

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

**Parcel Number:** 36-25-29-3609-0001-3190

**Direction Faces:** North

**Builder Model:** Camden

**Construction Materials:** Block, Stucco

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## Association Information



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**Association YN:** Yes

**Association Fee Frequency:** Annually

**Association Amenities:** Basketball Court, Clubhouse, Fitness Center, Park, Pickleball Court(s), Playground, Pool, Recreation Facilities, Tennis Court(s), Trail(s)

**Association Fee:** 129

**Association Fee Includes:** Pool, Management

**Community Features:** Clubhouse, Community Mailbox, Deed Restrictions, Dog Park, Fitness Center, Park, Playground, Pool, Sidewalks, Tennis Court(s), Street Lights

## Fees&Taxes

**Tax Year:** 2024

**Tax Other Annual Assessment Amount:** 2595

**Tax Lot:** 319

**Tax Annual Amount:** \$6,905

**Tax Legal Description:** KINDRED PH 1C PB 25  
PGS 127-134 LOT 319

## Rooms

Room type	Dimensions	Level	Length	Width
Primary Bedroom	19x14	First	14	19
Bedroom 2	11x12	First	12	11
Bedroom 3	11x12	First	12	11
Bedroom 4	12x14	First	14	12
Den	10x19	First	19	10
Kitchen	8x12	First	12	8
Great Room	19x19	First	19	19
Dining Room	12x12	First	12	12
Dinette	10x10	First	10	10
Balcony/Porch/Lanai	10x19	First	19	10

## Amenities & Features



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**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**Security Features:** Smoke Detector(s)

**WindowFeatures:** Blinds

**Utilities:** Public, Underground Utilities

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

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**CommunityFeatures:** Clubhouse, Community Mailbox, Deed Restrictions, Dog Park, Fitness Center, Park, Playground, Pool, Sidewalks, Tennis Court(s), Street Lights

**ExteriorFeatures:** Lighting, Rain Gutters, Sidewalk, Sliding Doors

**Features:** Ceiling Fans(s), Eat-in Kitchen, Kitchen/Family Room Combo, Primary Bedroom Main Floor, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Walk-In Closet(s), Window Treatments

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## Building Details

**ArchitecturalStyle:** Traditional

**Heating:** Central, Electric

**Roof:** Shingle

**NewConstructionYN:** No

**Exterior material:** Block, Stucco

**Parking:** Driveway, Garage Door Opener, Oversized

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## Miscellaneous

**Ownership:** Fee Simple

**Other Equipment:** Irrigation Equipment

**Showing Requirements:** ShowingTime

**Occupant Type:** Owner

**Other Structures:** Other



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