

# 204 SNAPPER WAY POINCIANA FL 34759

<https://candiscarmichael.com>



Welcome to your dream home, a stunning two-story residence nestled in a tranquil cul-de-sac. This spacious home features a nice size living area that invites comfort and shows modern elegance. The living room seamlessly connects to the outdoor space through sleek glass sliding doors, offering an abundance of natural light and a perfect flow for [...]

- 4 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 1936 sq ft



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



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## Courtesy of

**Listing Office:** EXP REALTY LLC

**Status:** Active

**Office ID:** MFR261010944

**MLS ID:** MFRO6214248

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## Description

**Virtual Tour:** <https://www.propertypanorama.com/instaview/stellar/O6214248>

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## Basics

**Bathrooms Full:** 3

**Category:** Single Family Residence

**Bedrooms:** 4 beds

**Half baths:** 0 half baths

**Lot size, sq ft:** 7539 sq ft

**SubdivisionName:** POINCIANA SUB NBRHD 4 VIL 7

**GarageSpaces:** 2

**Date added:** Added 5 hours ago

**Type:** Residential

**Bathrooms:** 3 baths

**Area, sq ft:** 1936 sq ft

**Year built:** 2004

**ListOfficeName:** EXP REALTY LLC

**ListAOR:** mfrmls

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## Location Details

**Township:** 28

**Road Surface Type:** Asphalt

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## Property Features



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**Interior Features:** Eat-in Kitchen, High Ceilings

**Flooring:** Carpet, Tile

**Garage YN:** Yes

**Garage Spaces:** 2

**Exterior Features:** Sliding Doors

**Utilities:** Public

**Sewer:** Public Sewer

**Heating:** Central

**Appliances:** Convection Oven, Dishwasher, Disposal, Ice Maker, Microwave, Refrigerator

**Laundry Features:** Inside

**Attached Garage YN:** Yes

**Pets Allowed:** Yes

**Roof:** Shingle

**Water Source:** Public

**Cooling:** Central Air

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## Property Details

**Subdivision Name:** POINCIANA SUB NBRHD 4 VIL 7 **Parcel Number:** 28-28-02-934710-111070

**Levels:** Two

**Direction Faces:** Southwest

**Foundation Details:** Slab

**Construction Materials:** Stucco

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

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## Association Information

**Association YN:** Yes

**Association Fee:** 85

**Association Fee Frequency:** Monthly

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## Fees&Taxes

**Tax Year:** 2023

**Tax Annual Amount:**  
\$3,099

**Tax Legal Description:** LOT 7, BLOCK 1054, POINCIANA, NEIGHBORHOOD 4, VILLAGE 7, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 53, PAGES 4 THROUGH 18, INCLUSIVE, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA



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## Rooms

Room type	Dimensions	Level	Length	Width
Living Room	18x21	First	21	18
Kitchen	13x13	First	13	13
Primary Bedroom	15x16	First	16	15
Bedroom 2	15x15	Second	15	15
Bedroom 3	17x10	Second	10	17
Bedroom 4	13x10	Second	10	13

## Amenities & Features

**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**ExteriorFeatures:** Sliding Doors

**Features:** Eat-in Kitchen, High Ceilings

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**Utilities:** Public

**Amenities:** Convection Oven, Dishwasher, Disposal, Ice Maker, Microwave, Refrigerator

## Building Details

**NewConstructionYN:** No

**Exterior material:** Stucco

**Heating:** Central

**Roof:** Shingle



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## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:** Vacant

**Disclosures:** Seller Property Disclosure

**Showing Requirements:** Appointment Only



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