#### **204 SNAPPER WAY POINCIANA FL 34759**

https://candiscarmichael.com



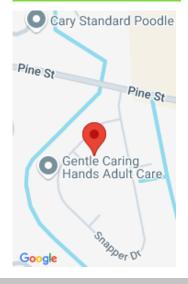






Welcome to your dream home, a stunning two-story residence nestled in a tranquil culde-sac. This spacious home features a nice size living area that invites comfort and shows modern elegance. The living room seamlessly connects to the outdoor space through sleek glass sliding doors, offering an abundance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

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





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## **Courtesy of**

**Listing Office:** EXP REALTY LLC **Office ID:** MFR261010944

Status: Active MLS ID: MFRO6214248

# **Description**

Virtual Tour: https://www.propertypanorama.com/instaview/stellar/06214248

### **Basics**

Bathrooms Full: 3 Date added: Added 5 hours ago

Category: Single Family Residence Type: Residential

**Bedrooms: 4** beds **Bathrooms: 3** baths

Half baths: 0 half baths Area, sq ft: 1936 sq ft

Lot size, sq ft: 7539 sq ft Year built: 2004

**SubdivisionName:** POINCIANA SUB NBRHD 4 VIL 7 **ListOfficeName:** EXP REALTY LLC

GarageSpaces: 2 ListAOR: mfrmls

## **Location Details**

Township: 28 Road Surface Type: Asphalt

## **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

## **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

#### **Association Information**

Association YN: Yes Association Fee: 85

**Association Fee Frequency: Monthly** 

## 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 GarageYN: Yes

AttachedGarageYN: Yes FireplaceYN: No

PoolPrivateYN: No Cooling: Central Air

**ExteriorFeatures:** Sliding Doors **Utilities:** Public

Features: Eat-in Kitchen, High Ceilings Amenities: Convection Oven, Dishwasher, Disposal,

Ice Maker, Microwave, Refrigerator

# **Building Details**

NewConstructionYN: No Heating: Central

**Exterior material:** Stucco **Roof:** Shingle



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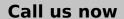


## **Miscellaneous**

Ownership: Fee Simple Disclosures: Seller Property Disclosure

Occupant Type: Vacant Showing Requirements: Appointment Only





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