

218 TROON CIRCLE DAVENPORT FL 33897

<https://candiscarmichael.com>



This exceptional pool home has been extensively upgraded with high-end finishes. New Roof in 10/2023. New AC in 8/2022. New water heater 2025. The residence also features a fully remodeled kitchen equipped with custom cabinetry, granite countertops, and new stainless steel appliances. The open-plan living and dining areas flow seamlessly toward a south-facing screened in [...]

- 4 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1700 sq ft



Courtesy of

Listing Office: DALTON WADE INC

Status: Active

Office ID: MFR260031661

MLS ID: MFRO6377254



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Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/O6377254>

Basics

Bathrooms Full: 2

Date added: Added 4 hours ago

Category: Single Family Residence

Type: Residential

Bedrooms: 4 beds

Bathrooms: 2 baths

Half baths: 0 half baths

Floors: 1 floor

Area, sq ft: 1700 sq ft

Lot size, sq ft: 5990 sq ft

Year built: 2001

SubdivisionName: HIGHLANDS RESERVES PH 02 & 04

ListOfficeName: DALTON WADE INC **GarageSpaces:** 2

ListAOR: mfrmls

Location Details

Township: 25

Road Surface Type: Paved

Property Features



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Interior Features: Cathedral Ceiling(s)

Flooring: Tile

Pool Private YN: Yes

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Sidewalk, Sliding Doors

Utilities: Electricity Connected, Sewer Connected, Water Connected

Sewer: Public Sewer

Heating: Central

Appliances: Dishwasher, Dryer, Microwave, Range, Refrigerator

Laundry Features: Laundry Room

Pool Features: In Ground

Attached Garage YN: Yes

Pets Allowed: Yes

Roof: Shingle

Water Source: Public

Cooling: Central Air

Furnished: Unfurnished

Property Details

Subdivision Name: HIGHLANDS RESERVES PH 02 & 04

Levels: One

Foundation Details: Block, Slab

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

Parcel Number: 26-25-23-999999-020590

Direction Faces: South

Construction Materials: Block, Stucco

Association Information

Association YN: Yes

Association Fee Frequency: Annually

Community Features: Irrigation-Reclaimed Water, Playground, Pool, Tennis Court(s)

Association Fee: 600

Association Amenities: Playground, Pool, Tennis Court(s)

Fees&Taxes



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Tax Year: 2025

Tax Annual Amount:
\$3,485

Tax Legal Description: HIGHLANDS RESERVE PHASES 2 & 4
SECTIONS 23 & 24 T25 R26 PB 110 PGS 49-54 PHASE 2 LOT 59

Tax Lot: 59

Rooms

| Room type | Dimensions | Level | Length | Width |
|-----------------|------------|-------|--------|-------|
| Living Room | 15x17 | First | 17 | 15 |
| Kitchen | 9x17 | First | 17 | 9 |
| Primary Bedroom | 12x16 | First | 16 | 12 |
| Bedroom 2 | 11x10 | First | 10 | 11 |
| Bedroom 3 | 11x10 | First | 10 | 11 |
| Bedroom 4 | 11x10 | First | 10 | 11 |

Amenities & Features



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Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: Yes

CommunityFeatures: Irrigation-Reclaimed Water, Playground, Pool, Tennis Court(s)

PoolFeatures: In Ground

Features: Cathedral Ceiling(s)

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

ExteriorFeatures: Sidewalk, Sliding Doors

Utilities: Electricity Connected, Sewer Connected, Water Connected

Amenities: Dishwasher, Dryer, Microwave, Range, Refrigerator

Building Details

NewConstructionYN: No

Exterior material: Block, Stucco

Heating: Central

Roof: Shingle

Miscellaneous

Ownership: Fee Simple

Other Equipment: Irrigation Equipment

Occupant Type: Owner

Showing Requirements: ShowingTime



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