

# 2209 CANOPY TERRACE BOULEVARD DELAND FL 32724

<https://candiscarmichael.com>



Welcome to the rest of your life in this cozy farmhouse-inspired newer construction home! From the moment you arrive, you'll notice the striking double gables, stone accents & picture-perfect curb appeal surrounded by lush landscaping. Inside, tile flooring flows throughout the main living areas w/ 3 generously sized bedrooms in the front & a massive [...]

- 4 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1850 sq ft



## Courtesy of

**Listing Office:** REAL BROKER, LLC

**Status:** Active

**Office ID:** MFR805521714

**MLS ID:** MFRO6405860



### Call us now

Phone: 727-888-3292

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



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## Description

**Virtual Tour:** <https://www.propertypanorama.com/instaview/stellar/O6405860>

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## Basics

**Bathrooms Full:** 2

**Category:** Single Family Residence

**Bedrooms:** 4 beds

**Half baths:** 0 half baths

**Lot size, sq ft:** 6250 sq ft

**SubdivisionName:** CANOPY TERRACE MB 63 PGS  
139-143

**GarageSpaces:** 2

**Date added:** Added 2 hours ago

**Type:** Residential

**Bathrooms:** 2 baths

**Area, sq ft:** 1850 sq ft

**Year built:** 2023

**ListOfficeName:** REAL BROKER, LLC

**ListAOR:** mfrmls

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## Location Details

**Township:** 18

**Elementary School:** Volusia Pines Elem

**High School:** Deland High

**Road Surface Type:** Paved

**Middle Or Junior School:** Deland Middle

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## Property Features



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**Interior Features:** Ceiling Fans(s), Eat-in Kitchen, High Ceilings, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Pest Guard System, Split Bedroom, Stone Counters, Thermostat, Tray Ceiling(s), Walk-In Closet(s)

**Flooring:** Carpet, Ceramic Tile

**Garage YN:** Yes

**Garage Spaces:** 2

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

**Architectural Style:** Traditional

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Unfurnished

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

**Laundry Features:** Inside

**Attached Garage YN:** Yes

**Pets Allowed:** Yes

**Roof:** Shingle

**Utilities:** Cable Available, Electricity Available, Public, Sewer Connected, Underground Utilities, Water Available

**Sewer:** Public Sewer

**Heating:** Central, Electric, Heat Pump

**Lot Features:** Sidewalk

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## Property Details

**Subdivision Name:** CANOPY TERRACE MB 63 PGS 139-143

**Parcel Number:** 810610000950

**Levels:** One

**Direction Faces:** East

**Foundation Details:** Slab

**Construction Materials:** Block, Cement Siding, Stucco, Frame

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

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## Association Information

**Association YN:** Yes

**Association Fee:** 158.22

**Association Fee Frequency:** Monthly

**Community Features:** Community Mailbox, Playground, Pool

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## Fees&Taxes



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**Tax Year:** 2025

**Tax Annual Amount:** \$4,660

**Tax Legal Description:** 06-18-31 LOT 95 CANOPY TERRACE  
MB 63 PGS 139-143

**Tax Lot:** 95

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## Green Building Info

**Green Water Conservation:** Drip Irrigation, Irrig.  
System-Drip/Microheads, Irrigation-Reclaimed Water

**Green Energy Efficient:** HVAC,  
Insulation, Lighting, Roof, Thermostat,  
Water Heater, Windows

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## Rooms



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Room type	Dimensions	Level	Length	Width
Kitchen	13x10	First	10	13
Dinette	10x10	First	10	10
Great Room	15x18	First	18	15
Laundry	10x7	First	7	10
Primary Bedroom	13x15	First	15	13
Primary Bathroom	9x9	First	9	9
Bedroom 2	10x11	First	11	10
Bedroom 3	10x11	First	11	10
Bedroom 4	10x11	First	11	10
Bathroom 2	9x5	First	5	9
Balcony/Porch/Lanai	10x9	First	9	10

## Amenities & Features



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**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**CommunityFeatures:** Community Mailbox, Playground, Pool

**Utilities:** Cable Available, Electricity Available, Public, Sewer Connected, Underground Utilities, Water Available

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

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

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

**Features:** Ceiling Fans(s), Eat-in Kitchen, High Ceilings, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Pest Guard System, Split Bedroom, Stone Counters, Thermostat, Tray Ceiling(s), Walk-In Closet(s)

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## Building Details

**ArchitecturalStyle:** Traditional

**NewConstructionYN:** No

**Heating:** Central, Electric, Heat Pump

**Exterior material:** Block, Cement Siding, Frame, Stucco

**Roof:** Shingle

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## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:** Vacant

**Other Equipment:** Irrigation Equipment

**Showing Requirements:** Combination Lock Box, ShowingTime



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