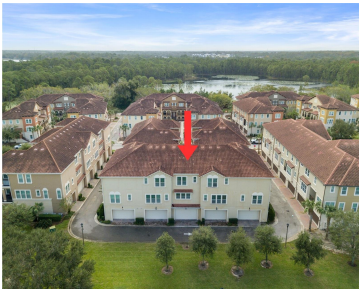


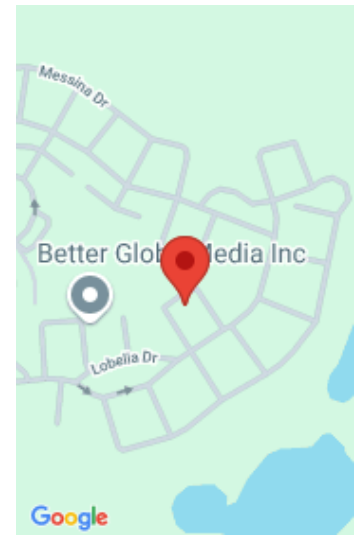
2321 LOBELIA DRIVE LAKE MARY FL 32746

https://candiscarmichael.com



Experience resort-style living in the highly coveted Fountain Parke community of Lake Mary! This stunning neighborhood offers all the amenities you could want, from a pool, tennis and pickleball courts, playground, gym, and clubhouse—all under the watchful care of a 24-hour security guard. This 3 bedroom and 3.5 bathroom townhome boasts serene water views from [...]

- 3 beds
- 4 baths
- Residential
- Townhouse
- Active
- 1963 sq ft



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# Courtesy of

**Listing Office:** LPT REALTY

**Status:** Active

**Office ID:** MFR261016803

**MLS ID:** MFRO6254965

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## Description

**Virtual Tour:**  
[https://obeo.vr-360-tour.com/e/IHwBkvvR6Xs/e?fbclid=IwY2xjawGy-0FleHRuA2FibQIxMAABHS3VLiz8-bmeEGQ\\_Amt\\_sdN-3-PFFxdsTtsnijG-9vT34McJyy342Uq4Sw\\_aem\\_kyjUpuHEwP78tyKOaM1ssg](https://obeo.vr-360-tour.com/e/IHwBkvvR6Xs/e?fbclid=IwY2xjawGy-0FleHRuA2FibQIxMAABHS3VLiz8-bmeEGQ_Amt_sdN-3-PFFxdsTtsnijG-9vT34McJyy342Uq4Sw_aem_kyjUpuHEwP78tyKOaM1ssg)

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## Basics

**Bathrooms Full:** 3

**Bathrooms Half:** 1

**Date added:** Added 14 hours ago **Category:** Townhouse

**Type:** Residential

**Bedrooms:** 3 beds

**Bathrooms:** 4 baths

**Half baths:** 1 half bath

**Floors:** 3 floors

**Area, sq ft:** 1963 sq ft

**Lot size, sq ft:** 1169 sq ft

**Year built:** 2017

**View:** Water

**SubdivisionName:** FOUNTAIN PARKE AT LAKE MARY PH 2

**ListOfficeName:** LPT REALTY

**GarageSpaces:** 2

**ListAOR:** mfrmls

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## Location Details

**Township:** 20

**Road Surface Type:** Paved

**Elementary School:** Crystal Lake Elementary **Middle Or Junior School:** Markham Woods Middle

**High School:** Seminole High

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## Property Features



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**Interior Features:** Eat-in Kitchen, Kitchen/Family Room Combo, Open Floorplan, Primary Bedroom Upstairs, Walk-In Closet(s)

**Flooring:** Carpet, Tile

**Patio And Porch Features:** Front Porch

**Spa YN:** Yes

**Parking Features:** Alley Access, Garage Door Opener, Garage Faces Rear

**Attached Garage YN:** Yes

**Pets Allowed:** Number Limit

**Roof:** Tile

**Utilities:** BB/HS Internet Available, Public, Street Lights

**Water Source:** Private

**Cooling:** Central Air

**Appliances:** Dishwasher, Disposal, Electric Water Heater, Microwave, Range, Refrigerator

**Laundry Features:** Electric Dryer Hookup, Inside, Laundry Room, Upper Level, Washer Hookup

**Pool Features:** Heated, In Ground, Lighting

**Spa Features:** Heated, In Ground

**Garage YN:** Yes

**Garage Spaces:** 2

**Exterior Features:** Balcony, Irrigation System, Lighting, Sidewalk

**Architectural Style:** Mediterranean

**View:** Water

**Sewer:** Public Sewer

**Heating:** Electric

---

## Property Details

**Subdivision Name:** FOUNTAIN PARKE AT LAKE MARY PH 2

**Levels:** Three Or More

**Foundation Details:** Slab

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

**Parcel Number:** 08-20-30-514-0000-2250

**Direction Faces:** Southeast

**Construction Materials:** Block, Stucco, Wood Frame

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## Association Information



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**Association YN:** Yes

**Association Fee Frequency:** Monthly

**Community Features:** Clubhouse, Community Mailbox, Dog Park, Fitness Center, Gated Community - Guard, Park, Playground, Pool, Racquetball, Sidewalks, Tennis Courts

**Association Fee:** 552

**Association Fee Includes:** Guard - 24 Hour, Pool, Maintenance Structure, Maintenance Grounds, Maintenance, Recreational Facilities

## Fees&Taxes

**Tax Year:** 2023

**Tax Annual Amount:** \$3,248

**Tax Legal Description:** LOT 225 FOUNTAIN PARKE AT LAKE MARY PHASE 2 PB 70 PGS 70 - 76

**Tax Lot:** 225

## Rooms

Room type	Dimensions	Level	Length	Width
Kitchen	16x11	Second	11	16
Living Room	16x15	Second	15	16
Primary Bedroom	13x15	Third	15	13
Bedroom 2	14x12	Third	12	14
Bedroom 3	11x12	First	12	11

## Amenities & Features



**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**Spa Features:** Heated, In Ground

**ExteriorFeatures:** Balcony, Irrigation System, Lighting, Sidewalk

**Utilities:** BB/HS Internet Available, Public, Street Lights

**Amenities:** Dishwasher, Disposal, Electric Water Heater, Microwave, Range, Refrigerator

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**CommunityFeatures:** Clubhouse, Community Mailbox, Dog Park, Fitness Center, Gated Community - Guard, Park, Playground, Pool, Racquetball, Sidewalks, Tennis Courts

**PoolFeatures:** Heated, In Ground, Lighting

**Features:** Eat-in Kitchen, Kitchen/Family Room Combo, Open Floorplan, PrimaryBedroom Upstairs, Walk-In Closet(s)

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## Building Details

**ArchitecturalStyle:** Mediterranean **NewConstructionYN:** No

**Heating:** Electric

**Exterior material:** Block, Stucco, Wood Frame

**Roof:** Tile

**Parking:** Alley Access, Garage Door Opener, Garage Faces Rear

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## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:**  
Owner

**Showing Requirements:** Senti Lock Box, 24 Hour Notice, Appointment Only, Call Listing Agent



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