

# 2340 PALM TREE DRIVE KISSIMMEE FL 34759

<https://candiscarmichael.com>



Welcome to one of the most unique opportunities in Solivita — a rarely available Napoli Grande model villa by AV Homes, originally built as the model home, showcasing elevated finishes and thoughtful design throughout, THE BEST PART? IT COMES FULLY FURNISHED! Tucked within the charming Courtyards of Montelena, this two-story villa immediately stands out with [...]

- 3 beds
- 3 baths
- Residential
- Villa
- Active
- 2272 sq ft



## Courtesy of

**Listing Office:** REAL BROKER, LLC

**Status:** Active

**Office ID:** MFR805521714

**MLS ID:** MFRO6395972



### 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/O6395972>

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## Basics

**Bathrooms Full:** 2

**Date added:** Added 3 hours ago

**Type:** Residential

**Bathrooms:** 3 baths

**Floors:** 2 floors

**Lot size, sq ft:** 3759 sq ft

**View:** Water

**ListOfficeName:** REAL BROKER, LLC

**ListAOR:** mfrmls

**Bathrooms Half:** 1

**Category:** Villa

**Bedrooms:** 3 beds

**Half baths:** 1 half bath

**Area, sq ft:** 2272 sq ft

**Year built:** 2007

**SubdivisionName:** SOLIVITA PH 5F

**GarageSpaces:** 1

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## Location Details

**Township:** 27

**Road Surface Type:** Concrete, Paved

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## Property Features



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**Interior Features:** Ceiling Fans(s), Crown Molding, Eat-in Kitchen, High Ceilings, Primary Bedroom Main Floor, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Tray Ceiling(s), Walk-In Closet(s)

**Flooring:** Hardwood, Tile

**Parking Features:** Golf Cart Parking

**Attached Garage YN:** Yes

**Pets Allowed:** Yes

**Roof:** Tile

**View:** Water

**Sewer:** Public Sewer

**Heating:** Heat Pump

**Appliances:** Dishwasher, Dryer, Microwave, Range, Refrigerator, Washer, Water Filtration System

**Laundry Features:** Inside, Laundry Room

**Garage YN:** Yes

**Garage Spaces:** 1

**Exterior Features:** Courtyard, French Doors, Lighting, Private Mailbox, Rain Gutters, Sidewalk

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

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Furnished

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## Property Details

**Subdivision Name:** SOLIVITA PH 5F

**Levels:** Two

**Foundation Details:** Slab

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

**Parcel Number:** 28-27-14-933543-001050

**Direction Faces:** Southwest

**Construction Materials:** Block, Stucco

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## Association Information

**Association YN:** Yes

**Association Fee Frequency:** Monthly

**Association Amenities:** Cable TV, Fitness Center, Gated, Golf Course, Maintenance, Park, Pickleball Court(s), Playground, Pool, Recreation Facilities, Security, Tennis Court(s)

**Association Fee:** 291.94

**Association Fee Includes:** Guard - 24 Hour, Cable TV, Pool, Internet, Maintenance Grounds, Management, Recreational Facilities, Security, Sewer, Trash

**Community Features:** Buyer Approval Required, Deed Restrictions, Dog Park, Fitness Center, Gated Community - Guard, Golf Carts OK, Golf, Park, Playground, Pool, Restaurant, Sidewalks, Tennis Court(s)



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## Fees&Taxes

**Tax Year:** 2025

**Tax Annual Amount:** \$5,319

**Tax Other Annual Assessment Amount:** 618

**Tax Legal Description:** SOLIVITA PHASE 5F PB  
145 PG 1-5 LOT 105

**Tax Lot:** 105

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## Rooms



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Room type	Dimensions	Level	Length	Width
Kitchen	10x16	First	16	10
Dinette	8x8	First	8	8
Den	10x15	First	15	10
Dining Room	14x10	First	10	14
Living Room	14x21	First	21	14
Primary Bedroom	12x14	First	14	12
Bedroom 2	12x13	Second	13	12
Bedroom 3	12x12	Second	12	12
Loft	9x15	Second	15	9
Office	11x12	Second	12	11

## Amenities & Features



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**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**CommunityFeatures:** Buyer Approval Required, Deed Restrictions, Dog Park, Fitness Center, Gated Community - Guard, Golf Carts OK, Golf, Park, Playground, Pool, Restaurant, Sidewalks, Tennis Court(s)

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

**Amenities:** Dishwasher, Dryer, Microwave, Range, Refrigerator, Washer, Water Filtration System

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**ExteriorFeatures:** Courtyard, French Doors, Lighting, Private Mailbox, Rain Gutters, Sidewalk

**Features:** Ceiling Fans(s), Crown Molding, Eat-in Kitchen, High Ceilings, Primary Bedroom Main Floor, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Tray Ceiling(s), Walk-In Closet(s)

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## Building Details

**NewConstructionYN:** No

**Exterior material:** Block, Stucco

**Parking:** Golf Cart Parking

**Heating:** Heat Pump

**Roof:** Tile

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## Miscellaneous

**Ownership:** Fee Simple

**Other Equipment:** Irrigation Equipment

**Occupant Type:** Vacant

**Showing Requirements:** Appointment Only, Lockbox, ShowingTime



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