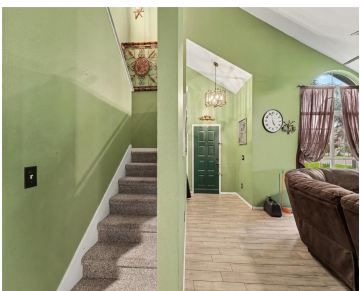


2405 ABALONE BOULEVARD ORLANDO FL 32833

https://candiscarmichael.com



Well-maintained with a 2022 roof, 2022 re-piped plumbing, and cost-saving solar panels, this 2,500-square-foot corner-lot residence offers four bedrooms, three full bathrooms, and immediate access to the Wedgefield 18-hole championship golf course. Upon entry, soaring ceilings and expansive windows draw an abundance of natural Florida light directly into the open-concept living space. The recently remodeled [...]

- 4 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2513 sq ft



Courtesy of

Listing Office: MARK SPAIN REAL ESTATE

Status: Active

Office ID: MFR261019292

MLS ID: MFRO6433132



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Email: RealtorCandis@gmail.com



Basics

Bathrooms Full: 3

Category: Single Family Residence

Bedrooms: 4 beds

Half baths: 0 half baths

Lot size, sq ft: 14630 sq ft

SubdivisionName: CAPE ORLANDO ESTATES UT 5

GarageSpaces: 2

Date added: Added 3 hours ago

Type: Residential

Bathrooms: 3 baths

Area, sq ft: 2513 sq ft

Year built: 1994

ListOfficeName: MARK SPAIN REAL ESTATE

ListAOR: mfrmls

Location Details

Township: 23

Road Surface Type: Paved

Elementary School: Wedgefield **Middle Or Junior School:** Timber Springs Middle

High School: East River High

Property Features

Interior Features: Kitchen/Family Room Combo, Living Room/Dining Room Combo, Primary Bedroom Main Floor, Vaulted Ceiling(s), Walk-In Closet(s)

Flooring: Carpet, Tile

Parking Features: Driveway

Attached Garage YN: Yes

Pets Allowed: Yes

Roof: Shingle

Utilities: Cable Connected, Electricity Connected, Public, Sewer Connected, Water Connected

Sewer: Public Sewer

Heating: Electric, Solar

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

Laundry Features: Laundry Room

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Private Yard, Storage

Window Features: Skylight(s)

Water Source: Public

Cooling: Central Air

Furnished: Unfurnished



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Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Property Details

Subdivision Name: CAPE ORLANDO ESTATES UT 5

Levels: Two

Foundation Details: Slab

Listing Terms: Cash, Conventional, FHA, VA Loan

Parcel Number: 01-23-32-1166-01-020

Direction Faces: South

Construction Materials: Block, Stucco

Association Information

Association YN: Yes

Association Fee: 50

Association Fee Frequency: Annually

Community Features: Deed Restrictions, Golf, Park, Playground

Fees&Taxes

Tax Year: 2025

Tax Annual Amount: \$7,507

Tax Legal Description: CAPE ORLANDO ESTATES UNIT 5 5/20
LOT 2 BLK 1

Tax Lot: 2

Green Building Info

Green Energy Generation: Solar

Rooms



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Room type	Level
Living Room	First
Dining Room	First
Kitchen	First
Family Room	First
Primary Bedroom	Second
Bedroom 1	Second
Bedroom 2	Second
Bedroom 3	Second
Bathroom 1	First
Bathroom 2	Second
Bathroom 3	Second

Amenities & Features



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Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

CommunityFeatures: Deed Restrictions, Golf, Park, Playground

ExteriorFeatures: Private Yard, Storage

Features: Kitchen/Family Room Combo, Living Room/Dining Room Combo, Primary Bedroom Main Floor, Vaulted Ceiling(s), Walk-In Closet(s)

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

WindowFeatures: Skylight(s)

Utilities: Cable Connected, Electricity Connected, Public, Sewer Connected, Water Connected

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

Building Details

NewConstructionYN: No

Exterior material: Block, Stucco

Parking: Driveway

Heating: Electric, Solar

Roof: Shingle

Miscellaneous

Ownership: Fee Simple

Occupant Type: Owner

Other Equipment: Private Yard **Showing Requirements:** Call Before Showing, Combination Lock Box, Lockbox - Other



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