

24353 CALUSA BOULEVARD EUSTIS FL 32736

<https://candiscarmichael.com>



\$385,000



Discover Golf Course Living at Its Finest! This beautifully maintained 3-bedroom, 2-bath home is perfectly positioned on the 7th hole of the prestigious P.B. Dye-designed Black Bear Golf Club. Set on a spacious lot with sweeping golf course views, this home offers the ideal blend of privacy and tranquility, plus a new roof installed in [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 2035 sq ft



## Courtesy of

**Listing Office:** EXP REALTY LLC

**Status:** Active

**Office ID:** MFR261010944

**MLS ID:** MFRG5100072



### 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/G5100072>

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## Basics

**Bathrooms Full:** 2

**Category:** Single Family Residence

**Bedrooms:** 3 beds

**Half baths:** 0 half baths

**Area, sq ft:** 2035 sq ft

**Year built:** 2005

**SubdivisionName:** VILLAGE AT BLACK BEAR UNIT 02 LT 94 PB 51

**GarageSpaces:** 2

**Date added:** Added 3 hours ago

**Type:** Residential

**Bathrooms:** 2 baths

**Floors:** 1 floor

**Lot size, sq ft:** 13330 sq ft

**View:** Golf Course

**ListOfficeName:** EXP REALTY LLC

**ListAOR:** mfrmls

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## Location Details

**Township:** 18S

**Road Responsibility:** Public Maintained Road

**Middle Or Junior School:** Eustis Middle

**Road Surface Type:** Paved

**Elementary School:** Seminole Springs. Elem

**High School:** Eustis High School

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## Property Features



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**Interior Features:** Ceiling Fans(s), Split Bedroom, Walk-In Closet(s)

**Flooring:** Vinyl

**Patio And Porch Features:** Covered, Front Porch, Rear Porch, Screened

**Garage YN:** Yes

**Garage Spaces:** 2

**Roof:** Shingle

**Window Features:** Blinds

**Utilities:** Cable Available, Cable Connected, Electricity Available, Electricity Connected, Fiber Optics, Sprinkler Recycled, Water Available, Water Connected

**View:** Golf Course

**Sewer:** Septic Tank

**Heating:** Central

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

**Laundry Features:** Inside, Laundry Room

**Parking Features:** Garage Door Opener, Garage Faces Side

**Attached Garage YN:** Yes

**Pets Allowed:** Yes

**Security Features:** Smoke Detector(s)

**Architectural Style:** Contemporary

**Vegetation:** Mature Landscaping, Oak Trees, Trees/Landscaped

**Water Source:** Public

**Cooling:** Central Air

**Lot Features:** Landscaped, On Golf Course, Paved

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## Property Details

**Subdivision Name:** VILLAGE AT BLACK BEAR UNIT 02 LT 94 PB 51

**Levels:** One

**Builder Name:** Adams Homes

**Construction Materials:** Block, Stucco

**Parcel Number:** 31-18-28-2202-000-12600

**Direction Faces:** South

**Foundation Details:** Slab

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

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## Association Information

**Association YN:** Yes

**Association Fee Frequency:** Monthly

**Community Features:** Deed Restrictions, Golf, Playground, Tennis Court(s)

**Association Fee:** 125

**Association Amenities:** Pickleball Court(s), Playground, Tennis Court(s)



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## Fees&Taxes

**Tax Year:** 2024

**Tax Annual Amount:**  
\$3,026

**Tax Legal Description:** VILLAGE AT BLACK BEAR UNIT TWO PB  
51 PG 64-65 LOT 126 ORB 4881 PG 1148

**Tax Lot:** 126

## Rooms

Room type	Dimensions	Level	Length	Width
Family Room	17x23.5	First	23.5	17
Primary Bedroom	12x18	First	18	12
Dining Room	9x11.5	First	11.5	9
Living Room		First		
Kitchen		First		

## Amenities & Features



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**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**Security Features:** Smoke Detector(s)

**WindowFeatures:** Blinds

**Features:** Ceiling Fans(s), Split Bedroom, Walk-In Closet(s)

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**CommunityFeatures:** Deed Restrictions, Golf, Playground, Tennis Court(s)

**Utilities:** Cable Available, Cable Connected, Electricity Available, Electricity Connected, Fiber Optics, Sprinkler Recycled, Water Available, Water Connected

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

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## Building Details

**ArchitecturalStyle:** Contemporary

**Heating:** Central

**Roof:** Shingle

**NewConstructionYN:** No

**Exterior material:** Block, Stucco

**Parking:** Garage Door Opener, Garage Faces Side

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## Miscellaneous

**Ownership:** Fee Simple

**Other Equipment:** Irrigation Equipment

**Occupant Type:** Owner

**Showing Requirements:** ShowingTime



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