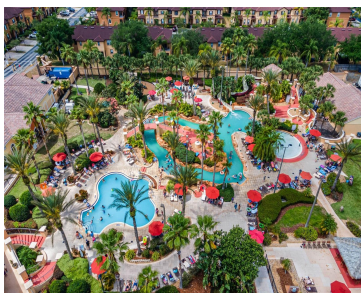


245 CAMBRIA AVENUE DAVENPORT FL 33897

https://candiscarmichael.com



Welcome to this spacious townhome located in the desirable Regal Palms Resort community! This property offers a thoughtful floor plan with a full bedroom and bathroom conveniently located on the first floor, perfect for guests or multi-generational living. Upstairs, you'll find additional bedrooms and comfortable living spaces designed for both relaxation and entertaining. Regal Palms [...]

- 4 beds
- 3 baths
- Residential
- Townhouse
- Active
- 1492 sq ft



Courtesy of

Listing Office: REAL BROKER, LLC
Status: Active

Office ID: MFR805521714
MLS ID: MFRO6346872

Description



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Phone: 727-888-3292
Email: RealtorCandis@gmail.com



Basics

Bathrooms Full: 3

Category: Townhouse

Bedrooms: 4 beds

Half baths: 0 half baths

Lot size, sq ft: 1856 sq ft

SubdivisionName: REGAL PALMS AT HIGHLAND RESERVE

ListAOR: mfrmls

Date added: Added 4 hours ago

Type: Residential

Bathrooms: 3 baths

Area, sq ft: 1492 sq ft

Year built: 2004

ListOfficeName: REAL BROKER, LLC

Location Details

Township: 25

Elementary School: Citrus Ridge

High School: Davenport High School

Road Surface Type: Asphalt

Middle Or Junior School: Daniel Jenkins Academy of Technology Middle

Property Features

Interior Features: Ceiling Fans(s), Living Room/Dining Room Combo, Primary Bedroom Main Floor

Flooring: Ceramic Tile

Pets Allowed: Yes

Roof: Shingle

Window Features: Blinds

Water Source: Public

Cooling: Central Air

Furnished: Furnished

Appliances: Dishwasher, Disposal, Dryer, Electric Water Heater, Microwave, Range, Refrigerator, Washer

Laundry Features: Laundry Room

Exterior Features: Other

Security Features: Gated Community

Utilities: BB/HS Internet Available, Cable Available, Electricity Connected, Water Connected

Sewer: Public Sewer

Heating: Central



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THE STANDARD OF EXCELLENCE

Property Details

Subdivision Name: REGAL PALMS AT HIGHLAND RESERVE

Levels: Two

Foundation Details: Slab

Parcel Number: 26-25-14-999962-001230

Direction Faces: West

Construction Materials: Block, Stucco

Association Information

Association YN: Yes

Association Fee Frequency: Monthly

Association Fee: 669.54

Association Fee Includes: Guard - 24 Hour, Cable TV, Pool, Internet, Maintenance Structure, Maintenance Grounds, Pest Control, Recreational Facilities, Security, Sewer, Trash, Water

Community Features: Clubhouse, Fitness Center, Gated Community - Guard, Irrigation-Reclaimed Water, Playground, Pool, Restaurant, Street Lights

Fees&Taxes

Tax Year: 2024

Tax Annual Amount: \$3,425

Tax Legal Description: REGAL PALMS AT HIGHLAND RESERVE
PB 122 PGS 5 & 6 LOT 123

Tax Lot: 123

Rooms



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Room type	Dimensions	Level	Length	Width
Primary Bedroom	12x10	First	10	12
Living Room	12x11.6	First	11.6	12
Dining Room	13x7.8	First	7.8	13
Kitchen	7.75x11.6	First	11.6	7.75
Bathroom 1	5x8.6	First	8.6	5
Bedroom 2	14x12	Second	12	14
Bathroom 2	5x4	Second	4	5
Bedroom 3	10x11	Second	11	10
Bathroom 3	6x4	Second	4	6
Bedroom 4	10x11	Second	11	10

Amenities & Features



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Waterfront available: No

AttachedGarageYN: No

PoolPrivateYN: No

Security Features: Gated Community

WindowFeatures: Blinds

Utilities: BB/HS Internet Available, Cable Available, Electricity Connected, Water Connected

Amenities: Dishwasher, Disposal, Dryer, Electric Water Heater, Microwave, Range, Refrigerator, Washer

GarageYN: No

FireplaceYN: No

Cooling: Central Air

CommunityFeatures: Clubhouse, Fitness Center, Gated Community - Guard, Irrigation-Reclaimed Water, Playground, Pool, Restaurant, Street Lights

ExteriorFeatures: Other

Features: Ceiling Fans(s), Living Room/Dining Room Combo, Primary Bedroom Main Floor

Building Details

NewConstructionYN: No

Exterior material: Block, Stucco

Heating: Central

Roof: Shingle

Miscellaneous

Ownership: Fee Simple

Showing Requirements: ShowingTime

Occupant Type: Vacant



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