

245 CAMBRIA AVENUE DAVENPORT FL 33897

https://candiscarmichael.com



\$240,000



Resort living, exceptional flexibility, and an unbeatable Central Florida location come together in this beautifully maintained, turnkey, fully furnished 4-bedroom, 3-bath townhome in the highly desirable Regal Palms Resort. Whether you're searching for the perfect Florida getaway, a turnkey short-term rental opportunity, or your own private retreat, this home is ready to impress. Designed with [...]

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



Courtesy of

**Listing Office:** REAL BROKER, LLC  
**Status:** Active

**Office ID:** MFR805521714  
**MLS ID:** MFRO6429966

Description



**Call us now**  
Phone: 727-888-3292  
Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



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## 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 2 hours ago

**Type:** Residential

**Bathrooms:** 3 baths

**Area, sq ft:** 1492 sq ft

**Year built:** 2004

**ListOfficeName:** REAL BROKER, LLC

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## Location Details

**Township:** 25

**Road Surface Type:** Asphalt

**Elementary School:** Citrus Ridge

**Middle Or Junior School:** Daniel Jenkins Academy of Technology Middle

**High School:** Davenport High School

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## Property Features



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**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, Smoke  
Detector(s)

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

**Sewer:** Public Sewer

**Heating:** Central

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## Property Details

**Subdivision Name:** REGAL PALMS AT HIGHLAND  
RESERVE

**Levels:** Two

**Foundation Details:** Slab

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

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

**Direction Faces:** West

**Construction Materials:** Block, Stucco

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## Association Information

**Association YN:** Yes

**Association Fee Frequency:** Monthly

**Association Fee:** 706

**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

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## Fees&Taxes



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## Rooms

| 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



**Waterfront available:** No

**AttachedGarageYN:** No

**PoolPrivateYN:** No

**Security Features:** Gated Community, Smoke Detector(s)

**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

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## Building Details

**NewConstructionYN:** No

**Exterior material:** Block, Stucco

**Heating:** Central

**Roof:** Shingle

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## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:**  
Vacant

**Showing Requirements:** Call Listing Agent, Combination Lock Box, Listing Agent Must Accompany, ShowingTime



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