

2735 CALABRIA AVENUE DAVENPORT FL 33897

https://candiscarmichael.com



\$17k price adjustment! This is a BUSY rental. Ask your agent to view it now! This is Awesome! This townhouse reflects pride of ownership and is perfectly suited for use as a vacation rental or a primary residence. 4-bedroom, 3.5-bathroom end-unit in the gated community of Regal Palms at Highland Reserve. Recent updates include new [...]

- 4 beds
- 4 baths
- Residential
- Townhouse
- Active
- 1856 sq ft



Courtesy of

**Listing Office:** EXP REALTY LLC  
**Status:** Active

**Office ID:** MFR261010944  
**MLS ID:** MFRO6270258



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



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## Basics

**Bathrooms Full:** 3

**Bathrooms Half:** 1

**Date added:** Added 4 hours ago

**Category:** Townhouse

**Type:** Residential

**Bedrooms:** 4 beds

**Bathrooms:** 4 baths

**Half baths:** 1 half bath

**Area, sq ft:** 1856 sq ft

**Lot size, sq ft:** 3088 sq ft

**Year built:** 2006

**SubdivisionName:** REGAL PALMS AT HIGHLAND RESERVE  
PH 05

**ListOfficeName:** EXP REALTY LLC **ListAOR:** mfrmls

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## Location Details

**Township:** 25

**Road Surface Type:** Paved

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## Property Features

**Interior Features:** Ceiling Fans(s), Eat-in Kitchen, Living Room/Dining Room Combo, PrimaryBedroom Upstairs, Stone Counters, Walk-In Closet(s)

**Flooring:** Carpet, Tile

**Parking Features:** Driveway, Open

**Exterior Features:** Balcony, Sliding Doors

**Window Features:** Blinds, Window Treatments

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Furnished

**Appliances:** Dishwasher, Disposal, Dryer, Microwave, Range, Range Hood, Refrigerator, Washer

**Laundry Features:** Laundry Closet, Upper Level

**Pets Allowed:** Breed Restrictions

**Roof:** Shingle

**Utilities:** Cable Available, Public, Sewer Available, Water Available

**Sewer:** Public Sewer

**Heating:** Central

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## Property Details



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**Subdivision Name:** REGAL PALMS AT HIGHLAND RESERVE PH 05

**Parcel Number:** 26-25-14-999949-005380

**Levels:** Two

**Property Attached YN:** Yes

**Direction Faces:** North

**Foundation Details:** Slab

**Construction Materials:** Block, Cement Siding

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

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## Association Information

**Association YN:** Yes

**Association Fee:** 630

**Association Fee Frequency:** Monthly

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

**Association Amenities:** Clubhouse, Fitness Center, Gated, Park, Playground, Pool, Recreation Facilities, Security

**Community Features:** Fitness Center, Golf Carts OK, Park, Playground, Pool, Sidewalks

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## Fees&Taxes

**Tax Year:** 2023

**Tax Annual Amount:**  
\$3,415

**Tax Legal Description:** REGAL PALMS AT HIGHLAND RESERVE, PHASE 5 PLAT BOOK 132 PGS 34 THRU 37 LOT 538

**Tax Lot:** 538

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## Rooms



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Room type	Dimensions	Level	Length	Width
Kitchen	13x10	First	10	13
Living Room	19x17	First	17	19
Bathroom 4	12x10	Second	10	12
Bathroom 3	12x10	Second	10	12
Bathroom 2	13x10	First	10	13
Primary Bedroom	18x12	Second	12	18

## Amenities & Features

**Waterfront available:** No

**AttachedGarageYN:** No

**PoolPrivateYN:** No

**CommunityFeatures:** Fitness Center, Golf Carts OK, Park, Playground, Pool, Sidewalks

**ExteriorFeatures:** Balcony, Sliding Doors

**Features:** Ceiling Fans(s), Eat-in Kitchen, Living Room/Dining Room Combo, PrimaryBedroom Upstairs, Stone Counters, Walk-In Closet(s)

**GarageYN:** No

**FireplaceYN:** No

**Cooling:** Central Air

**WindowFeatures:** Blinds, Window Treatments

**Utilities:** Cable Available, Public, Sewer Available, Water Available

**Amenities:** Dishwasher, Disposal, Dryer, Microwave, Range, Range Hood, Refrigerator, Washer

## Building Details



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**NewConstructionYN:** No

**Exterior material:** Block, Cement Siding

**Parking:** Driveway, Open

**Heating:** Central

**Roof:** Shingle

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## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:**  
Tenant

**Showing Requirements:** Appointment Only, Call Before Showing, Call Listing Agent



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