

# 292 ARBUTHNOT STREET WINTER HAVEN FL 33881

<https://candiscarmichael.com>



Take a look at this beautifully upgraded 3-bedroom, 2-bathroom home located in the desirable gated community of Sanctuary by the Lake in Winter Haven. Nestled along the shores of Lake Rochelle part of the renowned Chain of Lakes this property offers the perfect blend of comfort, style, and serene lakeside living. Step inside to an [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1305 sq ft



## Courtesy of

**Listing Office:** EXP REALTY LLC

**Status:** Active

**Office ID:** MFR261010944

**MLS ID:** MFRL4961100



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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/L4961100>

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## Basics

**Bathrooms Full:** 2

**Date added:** Added 3 hours ago

**Category:** Single Family Residence **Type:** Residential

**Bedrooms:** 3 beds

**Bathrooms:** 2 baths

**Half baths:** 0 half baths

**Floors:** 1 floor

**Area, sq ft:** 1305 sq ft

**Lot size, sq ft:** 7423 sq ft

**Year built:** 2022

**SubdivisionName:** SANCTUARY BY THE LAKE PH 2

**ListOfficeName:** EXP REALTY LLC **GarageSpaces:** 2

**ListAOR:** mfrmls

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## Location Details

**Township:** 28

**Road Surface Type:** Paved

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## Property Features



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**Interior Features:** Ceiling Fans(s) **Appliances:** Dishwasher, Microwave, Range, Refrigerator  
**Flooring:** Ceramic Tile **Laundry Features:** In Garage  
**Garage YN:** Yes **Attached Garage YN:** Yes  
**Garage Spaces:** 2 **Pets Allowed:** Cats OK, Dogs OK  
**Exterior Features:** Sidewalk **Fencing:** Vinyl  
**Roof:** Shingle **Architectural Style:** Contemporary  
**Utilities:** Public **Water Source:** Public  
**Sewer:** Public Sewer **Cooling:** Central Air  
**Heating:** Central **Furnished:** Unfurnished  
**Lot Features:** City Limits, Paved

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## Property Details

**Subdivision Name:** SANCTUARY BY THE LAKE PH 2 **Parcel Number:** 26-28-08-529017-000230  
**Levels:** One **Direction Faces:** South  
**Foundation Details:** Slab **Construction Materials:** Block, Stucco  
**Listing Terms:** Cash, Conventional, FHA, VA Loan

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## Association Information

**Association YN:** Yes **Association Fee:** 84  
**Association Fee Frequency:** Monthly **Association Amenities:** Gated  
**Community Features:** Community Mailbox, Deed Restrictions, Gated Community - No Guard

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## Fees&Taxes

**Tax Year:** 2025 **Tax Annual Amount:** \$3,179  
**Tax Legal Description:** SANCTUARY BY THE LAKE PHASE TWO **Tax Lot:** 23  
PB 183 PG 42-43 LOT 23



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## Rooms

Room type	Dimensions	Level	Length	Width
Great Room	18x12	First	12	18
Dining Room	11x15	First	15	11
Kitchen	9x11	First	11	9
Primary Bedroom	11x14	First	14	11
Bedroom 1	11x10	First	10	11
Bedroom 2	11x10	First	10	11

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## Amenities & Features

**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**CommunityFeatures:** Community Mailbox, Deed Restrictions, Gated Community - No Guard

**Utilities:** Public

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

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**ExteriorFeatures:** Sidewalk

**Features:** Ceiling Fans(s)

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## Building Details



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**ArchitecturalStyle:** Contemporary

**Heating:** Central

**Roof:** Shingle

**NewConstructionYN:** No

**Exterior material:** Block, Stucco

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## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:** Owner

**Showing Requirements:** ShowingTime



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