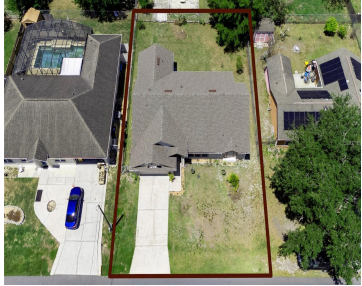


307 COLONY COURT KISSIMMEE FL 34758

<https://candiscarmichael.com>



Welcome to 307 Colony Ct in Kissimmee—a charming and well-maintained home tucked away on a quiet cul-de-sac, offering both comfort and convenience in a desirable Central Florida location. This inviting property features a bright and open floor plan designed for everyday living and effortless entertaining. The spacious living area flows seamlessly into the dining space [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1790 sq ft



Courtesy of

Listing Office: LPT REALTY, LLC

Status: Active

Office ID: MFR261016803

MLS ID: MFRS5148191



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Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/S5148191>

Basics

Bathrooms Full: 2

Date added: Added 2 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: 1790 sq ft

Lot size, sq ft: 8233 sq ft

Year built: 1989

SubdivisionName: POINCIANA VILLAGE 1 NBHD 1 NORTH

ListOfficeName: LPT REALTY, LLC **GarageSpaces:** 2

ListAOR: mfrmls

Location Details

Township: 26S

Road Surface Type: Asphalt

Property Features



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THE STANDARD OF EXCELLENCE

Interior Features: Ceiling Fans(s), Living Room/Dining Room Combo, Walk-In Closet(s)

Flooring: Carpet, Ceramic Tile

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Garden

Utilities: Electricity Connected, Sewer Connected

Sewer: Public Sewer

Heating: Central

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

Laundry Features: Laundry Room

Attached Garage YN: Yes

Pets Allowed: Yes

Roof: Shingle

Water Source: Public

Cooling: Central Air

Furnished: Unfurnished

Property Details

Subdivision Name: POINCIANA VILLAGE 1 NBHD 1 NORTH **Parcel Number:** 25-26-28-6116-1431-0150

Levels: One

Direction Faces: North

Foundation Details: Block, Slab

Construction Materials: Block, Concrete

Listing Terms: Cash, Conventional, FHA, VA Loan

Association Information

Association YN: Yes

Association Fee: 89.9

Association Fee Frequency: Monthly

Community Features: Pool

Fees&Taxes

Tax Year: 2025

Tax Annual Amount: \$2,071

Tax Legal Description: POINCIANA V 1 NBD 1N PB 3 PG 1 BLK 1431 LOT 15 35/26/28 **Tax Lot:** 15



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Rooms

Room type	Level
Primary Bedroom	First
Primary Bathroom	First
Bathroom 2	First
Bedroom 2	First
Bedroom 3	First
Kitchen	First
Living Room	First
Dining Room	First

Amenities & Features



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Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

CommunityFeatures: Pool

Utilities: Electricity Connected, Sewer Connected

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

ExteriorFeatures: Garden

Features: Ceiling Fans(s), Living Room/Dining Room Combo, Walk-In Closet(s)

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

Building Details

NewConstructionYN: No

Exterior material: Block, Concrete

Heating: Central

Roof: Shingle

Miscellaneous

Ownership: Fee Simple

Showing Requirements: ShowingTime

Occupant Type: Owner



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