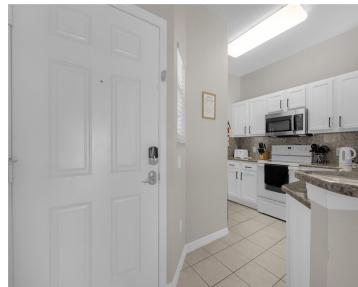


# 3133 YELLOW LANTANA LANE KISSIMMEE FL 34747

<https://candiscarmichael.com>



Nestled in the heart of Kissimmee, Florida, is this stunning 3-bedroom, 2.5-bathroom Airbnb-approved townhome offering beautiful views and access to a community pool. Featuring a spacious open-concept living area, a fully equipped kitchen, full-size washer and dryer in a separate laundry room, plus ample storage, this home is perfect for comfortable living, a vacation retreat, [...]

- 3 beds
- 3 baths
- Residential
- Townhouse
- Active
- 1295 sq ft



## Courtesy of

**Listing Office:** REAL BROKER, LLC

**Office ID:** MFR805521714

**Status:** Active

**MLS ID:** MFRO6285491



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Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE

## Basics

**Bathrooms Full:** 2

**Date added:** Added 5 hours ago

**Type:** Residential

**Bathrooms:** 3 baths

**Floors:** 2 floors

**Lot size, sq ft:** 1786 sq ft

**View:** Water

**ListOfficeName:** REAL BROKER, LLC

**Bathrooms Half:** 1

**Category:** Townhouse

**Bedrooms:** 3 beds

**Half baths:** 1 half bath

**Area, sq ft:** 1295 sq ft

**Year built:** 2006

**SubdivisionName:** ENCANTADA PH 01

**ListAOR:** mfrmls

## Location Details

**Township:** 25S

**Elementary School:** Westside Elem

**High School:** Celebration High

**Road Surface Type:** Asphalt

**Middle Or Junior School:** West Side

## Property Features



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**Interior Features:** Ceiling Fans(s), Kitchen/Family Room Combo

**Flooring:** Ceramic Tile, Tile, Wood

**Patio And Porch Features:** Covered, Patio, Rear Porch, Screened

**Pool Features:** Gunite, Heated, In Ground, Screen Enclosure

**Pets Allowed:** Yes

**Roof:** Shingle

**Architectural Style:** Florida

**Vegetation:** Trees/Landscaped

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Furnished

**Appliances:** Cooktop, Dishwasher, Disposal, Microwave, Refrigerator

**Laundry Features:** Inside, Laundry Room

**Pool Private YN:** Yes

**Parking Features:** Open

**Exterior Features:** Lighting, Sidewalk

**Window Features:** Blinds

**Utilities:** Cable Connected, Electricity Connected, Water Connected

**View:** Water

**Sewer:** Public Sewer

**Heating:** Central, Electric, Heat Pump

**Lot Features:** Conservation Area, Private

## Property Details

**Subdivision Name:** ENCANTADA PH 01

**Levels:** Two

**Direction Faces:** East

**Construction Materials:** Block, Stucco

**Parcel Number:** 05-25-27-3161-0001-0920

**Property Attached YN:** Yes

**Foundation Details:** Slab

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

## Association Information

**Association YN:** Yes

**Association Fee:** 1782

**Association Fee Frequency:**

Quarterly

**Association Fee Includes:** Cable TV, Pool, Insurance, Maintenance Structure, Maintenance Grounds, Management, Private Road, Recreational Facilities, Security, Trash

**Association Amenities:**

Clubhouse, Fitness Center, Gated, Playground, Pool

**Community Features:** Deed Restrictions, Fitness Center, Playground, Pool, Sidewalks



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# Fees&Taxes

**Tax Year:** 2024

**Tax Annual Amount:** \$3,853

**Tax Legal Description:** ENCANTADA PH 1 PB 17 PGS 186-190  
LOT 92

**Tax Lot:** 92

## Rooms

Room type	Dimensions	Level	Length	Width
Primary Bedroom	13x10	Second	10	13
Bedroom 2	13x10	Second	10	13
Bedroom 3	13x9	Second	9	13
Kitchen	9x10	First	10	9
Living Room	16x11	First	11	16
Primary Bathroom	9x5	Second	5	9
Bathroom 2	10x5	Second	5	10
Laundry	5x6	First	6	5
Foyer	3x3	First	3	3



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## Amenities & Features

**Waterfront available:** No

**AttachedGarageYN:** No

**PoolPrivateYN:** Yes

**CommunityFeatures:** Deed Restrictions, Fitness Center, Playground, Pool, Sidewalks

**ExteriorFeatures:** Lighting, Sidewalk

**Utilities:** Cable Connected, Electricity Connected, Water Connected

**Amenities:** Cooktop, Dishwasher, Disposal, Microwave, Refrigerator

**GarageYN:** No

**FireplaceYN:** No

**Cooling:** Central Air

**WindowFeatures:** Blinds

**PoolFeatures:** Gunite, Heated, In Ground, Screen Enclosure

**Features:** Ceiling Fans(s), Kitchen/Family Room Combo

## Building Details

**ArchitecturalStyle:** Florida

**Heating:** Central, Electric, Heat Pump

**Roof:** Shingle

**NewConstructionYN:** No

**Exterior material:** Block, Stucco

**Parking:** Open

## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:** Vacant

**Showing Requirements:** Appointment Only



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