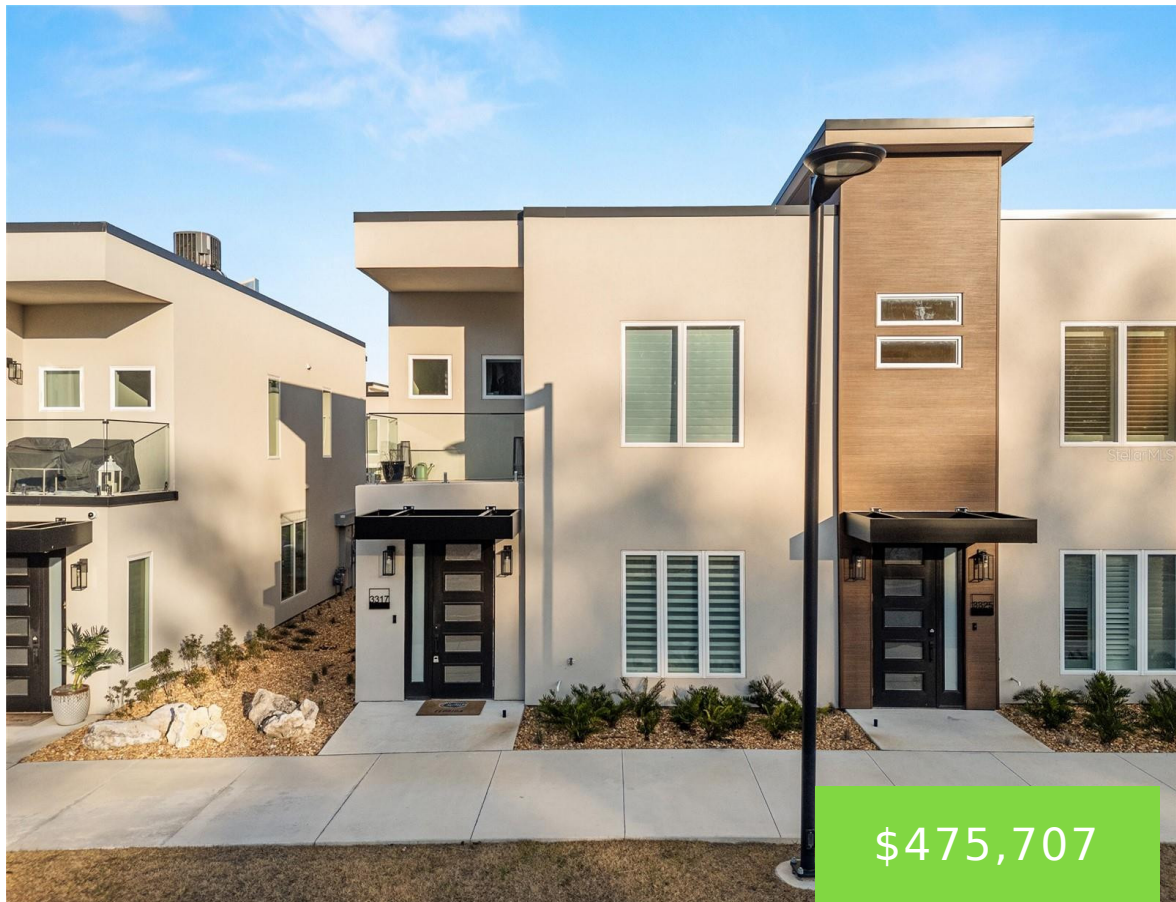


3317 50TH DRIVE GAINESVILLE FL 32608

https://candiscarmichael.com



END UNIT with balcony off of owner’s suite! Discover modern living in this bright and airy 2-story townhome featuring 3 bedrooms, 2.5 baths, quartz countertops, European-style cabinetry, luxury plank flooring, stainless steel appliances, and an outdoor garden patio perfect for entertaining. Thoughtfully designed with 12-inch insulated walls, noise-reducing and fire-resistant insulation, energy-efficient windows, sound-dampening sub-floors, [...]

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



Courtesy of

Listing Office: REAL BROKER, LLC
Status: Active

Office ID: MFR805521714
MLS ID: MFRGC527993



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Email: RealtorCandis@gmail.com



Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/GC527993>

Basics

Bathrooms Full: 2

Date added: Added 4 hours ago

Type: Residential

Bathrooms: 3 baths

Floors: 2 floors

Lot size, sq ft: 1464 sq ft

SubdivisionName: THE VUE AT CELEBRATION POINTE

GarageSpaces: 1

Bathrooms Half: 1

Category: Townhouse

Bedrooms: 3 beds

Half baths: 1 half bath

Area, sq ft: 1856 sq ft

Year built: 2023

ListOfficeName: REAL BROKER, LLC

ListAOR: mfrmls

Location Details

Township: 10

Road Responsibility: Private Maintained Road

Middle Or Junior School: Kanapaha Middle School-AL

Road Surface Type: Paved

Elementary School: Idylwild Elementary School-AL

High School: Gainesville High School-AL

Property Features



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Interior Features: Ceiling Fans(s), Open Floorplan, Solid Surface Counters

Flooring: Ceramic Tile, Tile, Vinyl

Patio And Porch Features: Rear Porch

Garage YN: Yes

Garage Spaces: 1

Exterior Features: Balcony, Sidewalk

Utilities: BB/HS Internet Available, Public

Sewer: Public Sewer

Heating: Central

Appliances: Dishwasher, Dryer, Range, Refrigerator, Washer

Laundry Features: Inside, Upper Level

Parking Features: Curb Parking

Attached Garage YN: Yes

Pets Allowed: Yes

Roof: Membrane

Water Source: Public

Cooling: Central Air

Property Details

Subdivision Name: THE VUE AT CELEBRATION POINTE

Levels: Two

Builder Name: Viking Construction Company of Florida

Foundation Details: Slab

Listing Terms: Cash, Conventional, VA Loan

Parcel Number: 06820-010-018

Direction Faces: West

Builder Model: Plan G

Construction Materials: Stucco

Association Information

Association YN: Yes

Association Fee Frequency: Monthly

Community Features: Pool, Sidewalks

Association Fee: 310

Association Fee Includes: Pool, Maintenance Structure, Maintenance Grounds, Pest Control, Security

Fees&Taxes

Tax Year: 2024

Tax Other Annual Assessment Amount: 2476

Tax Lot: 18

Tax Annual Amount: \$13,417

Tax Legal Description: THE VUE AT CELEBRATION POINTE PB 34 PG 83 LOT 18 OR 5136/0121



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Rooms

Room type	Level
Primary Bedroom	Second
Kitchen	First
Great Room	First
Primary Bathroom	Second
Bedroom 2	Second
Bedroom 3	Second
Bathroom 2	First
Bathroom 3	Second

Amenities & Features

Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

CommunityFeatures: Pool, Sidewalks

Utilities: BB/HS Internet Available, Public

Amenities: Dishwasher, Dryer, Range, Refrigerator, Washer

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

ExteriorFeatures: Balcony, Sidewalk

Features: Ceiling Fans(s), Open Floorplan, Solid Surface Counters



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Building Details

NewConstructionYN: No

Exterior material: Stucco

Parking: Curb Parking

Heating: Central

Roof: Membrane

Miscellaneous

Ownership: Fee Simple

Occupant Type:
Vacant

Showing Requirements: Supra Lock Box, Appointment Only,
Combination Lock Box, See Remarks, ShowingTime



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