#### **334 VICTORIA TRAILS BOULEVARD DELAND FL 32724**

https://candiscarmichael.com



\*\*Welcome to Your Dream Home at 334 W Victoria Trails Blvd!\*\* Nestled in the heart of

West Volusia County, this stunning 4-bedroom, 3-bathroom, 3-car garage water front

residence offers the perfect blend of luxury and comfort. With its impressive features

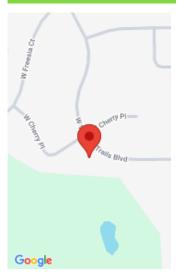
and ideal location, this property is designed to cater to both relaxation and







- 4 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2748 sq ft







entertainment. As [...]

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#### **Courtesy of**

Listing Office: LPT REALTY, LLC Status: Active

Office ID: MFR261016803 MLS ID: MFRV4938034

## Description

Virtual Tour: https://my.matterport.com/show/?m=n2LkzzDfmvz&mls=1

#### **Basics**

Bathrooms Full: 3 Category: Single Family Residence Bedrooms: 4 beds Half baths: 0 half baths Lot size, sq ft: 8928 sq ft View: Water ListOfficeName: LPT REALTY, LLC ListAOR: mfrmls Date added: Added 1 day ago Type: Residential Bathrooms: 3 baths Area, sq ft: 2748 sq ft Year built: 2015 SubdivisionName: VICTORIA PARK INC 04 GarageSpaces: 3

# **Location Details**

Township: 175 Elementary School: Freedom Elem High School: Deland High Road Surface Type: Asphalt Middle Or Junior School: Deland Middle

## **Property Features**



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<b>Interior Features:</b> Ceiling Fans(s), Eat-in Kitchen, Kitchen/Family Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Split Bedroom, Thermostat	<b>Appliances:</b> Dishwasher, Disposal, Dryer, Electric Water Heater, Microwave, Range, Refrigerator, Washer
Flooring: Tile	Laundry Features: Laundry Room
Patio And Porch Features: Screened	Waterfront YN: Yes
Waterfront Features: Pond	Garage YN: Yes
Attached Garage YN: Yes	Garage Spaces: 3
Pets Allowed: Dogs OK	<b>Exterior Features:</b> Rain Gutters, Sidewalk, Sliding Doors
Roof: Shingle	<b>Utilities:</b> Cable Connected, Electricity Connected, Sewer Connected, Water Connected
View: Water	Water Source: Public
Sewer: Public Sewer	Cooling: Central Air
Heating: Electric	Lot Features: Landscaped, Near Golf Course, Near Public Transit, Sidewalk, Paved

### **Property Details**

Subdivision Name: VICTORIA PARK INC 04 Levels: One Foundation Details: Slab Listing Terms: Cash, Conventional, FHA, VA Loan Parcel Number: 7026-03-00-1650Direction Faces: NortheastConstruction Materials: Concrete, Stucco

## **Association Information**

Association YN: Yes	Association Fee: 553
Association Fee Frequency:	<b>Association Fee Includes:</b> Cable TV, Pool, Internet,
Quarterly	Maintenance Grounds, Recreational Facilities
Association Amenities:	<b>Community Features:</b> Clubhouse, Deed Restrictions, Fitness
Fitness Center, Pool	Center, Irrigation-Reclaimed Water, Pool, Sidewalks

### Fees&Taxes



#### **Call us now**



Tax Year: 2023

#### Tax Annual Amount: \$3,658

 Tax Legal Description:
 LOT 165 VICTORIA PARK INC 4 NW MB 53 PGS
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 108-112 PER OR 5969 PGS 4309-4310 PER OR 6236 PG 0222 PER OR 6431
 PG 3789 PER OR 6431 PG 3814 PER OR 7012 PG 0509 PER OR 7181 PG
 2003 PER OR 8385 PG 2179

**Tax Lot:** 165

Rooms



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Room type	Dimensions	Level	Length	Width
Foyer	6x7.5	First	7.5	6
Bonus Room	11x14.5	First	14.5	11
Laundry	5.5x8.5	First	8.5	5.5
Utility Room	5.5x8.5	First	8.5	5.5
Living Room	15.5x24	First	24	15.5
Kitchen	17×16	First	16	17
Dining Room	17x23.5	First	23.5	17
Primary Bedroom	13x20	First	20	13
Primary Bathroom	13x16.5	First	16.5	13
Bathroom 1	8.5x7	First	7	8.5
Bedroom 1	12x11	First	11	12
Bedroom 2	15x12	First	12	15
Bathroom 2	11.5x6	First	6	11.5
Bedroom 3	15.5x14	First	14	15.5



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### **Amenities & Features**

Waterfront available: Yes

AttachedGarageYN: Yes

PoolPrivateYN: No

CommunityFeatures: Clubhouse, Deed Restrictions, ExteriorFeatures: Rain Gutters, Fitness Center, Irrigation-Reclaimed Water, Pool, Sidewalks

Utilities: Cable Connected, Electricity Connected, Sewer Connected, Water Connected

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

#### GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

Sidewalk, Sliding Doors

Features: Ceiling Fans(s), Eat-in Kitchen, Kitchen/Family Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Split Bedroom, Thermostat

**Building Details** 

NewConstructionYN: No Exterior material: Concrete, Stucco Heating: Electric Roof: Shingle

## **Miscellaneous**

**Ownership:** Fee Simple **Disclosures:** HOA/PUD/Condo Disclosure, Seller Property Disclosure

Occupant Type: Owner Showing Requirements: Appointment Only, Call Listing Agent, Lockbox - Coded, ShowingTime



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