

34239 WOODRIDGE LANE EUSTIS FL 32736

https://candiscarmichael.com



Tucked inside the well-kept community of Park Place on Lake Joanna, this 3-bedroom, 2-bath home sits on a quarter-acre lot with a screened-in pool and covered lanai. The kitchen features custom-built cabinets, granite countertops, and a clear view of the pool area. The primary suite includes sliding glass doors to the pool, dual vanities, and [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 2199 sq ft



Courtesy of

Listing Office: LPT REALTY, LLC

Status: Active

Office ID: MFR261016803

MLS ID: MFRO6311601



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Email: RealtorCandis@gmail.com



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## Description

**Virtual Tour:** <https://www.propertypanorama.com/instaview/stellar/O6311601>

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## Basics

|  |   |
|--|---|
| <b>Bathrooms Full:</b> 2                 | <b>Date added:</b> Added 4 hours ago              |
| <b>Category:</b> Single Family Residence | <b>Type:</b> Residential                          |
| <b>Bedrooms:</b> 3 beds                  | <b>Bathrooms:</b> 2 baths                         |
| <b>Half baths:</b> 0 half baths          | <b>Floors:</b> 1 floor                            |
| <b>Area, sq ft:</b> 2199 sq ft           | <b>Lot size, sq ft:</b> 10625 sq ft               |
| <b>Year built:</b> 1993                  | <b>SubdivisionName:</b> PARK PLACE ON LAKE JOANNA |
| <b>ListOfficeName:</b> LPT REALTY, LLC   | <b>GarageSpaces:</b> 2                            |
| <b>ListAOR:</b> mfrmls                   |   |

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## Location Details

|  |   |
|--|---|
| <b>Township:</b> 19S                   | <b>Road Surface Type:</b> Paved               |
| <b>Elementary School:</b> Eustis Elem  | <b>Middle Or Junior School:</b> Eustis Middle |
| <b>High School:</b> Eustis High School |   |

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## Property Features



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**Interior Features:** Ceiling Fans(s), Eat-in Kitchen, High Ceilings, Solid Wood Cabinets, Stone Counters

**Flooring:** Carpet, Laminate, Tile

**Pool Private YN:** Yes

**Fireplace YN:** Yes

**Garage YN:** Yes

**Garage Spaces:** 2

**Exterior Features:** Other

**Utilities:** Electricity Connected, Public, Water Connected

**Sewer:** Public Sewer

**Heating:** Electric

**Appliances:** Dishwasher, Microwave, Range, Refrigerator

**Laundry Features:** Laundry Room

**Pool Features:** In Ground

**Fireplace Features:** Living Room, Wood Burning

**Attached Garage YN:** Yes

**Pets Allowed:** Yes

**Roof:** Shingle

**Water Source:** Public

**Cooling:** Central Air

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## Property Details

**Subdivision Name:** PARK PLACE ON LAKE JOANNA

**Parcel Number:** 08-19-27-0300-000-06800

**Levels:** One

**Direction Faces:** East

**Foundation Details:** Slab

**Construction Materials:** Block

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

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## Association Information

**Association YN:** Yes

**Association Fee:** 63

**Association Fee Frequency:** Monthly

**Community Features:** Deed Restrictions, Irrigation-Reclaimed Water, Playground

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## Fees&Taxes



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**Tax Year:** 2024

**Tax Annual Amount:**  
\$3,896

**Tax Legal Description:** EUSTIS PARK PLACE ON LAKE JOANNA  
SUB LOT 68 PB 30 PG 37-38 ORB 3697 PG 730

**Tax Lot:** 68

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## Rooms



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| Room type           | Dimensions | Level | Length | Width |
|---------------------|------------|-------|--------|-------|
| Living Room         | 16x18      | First | 18     | 16    |
| Dining Room         | 11x13      | First | 13     | 11    |
| Kitchen             | 12x20      | First | 20     | 12    |
| Family Room         |            | First |        |       |
| Primary Bedroom     | 16x17      | First | 17     | 16    |
| Primary Bathroom    | 9x16       | First | 16     | 9     |
| Bedroom 2           | 13x13      | First | 13     | 13    |
| Bathroom 3          | 13x14      | First | 14     | 13    |
| Laundry             | 5x12       | First | 12     | 5     |
| Utility Room        | 6x12       | First | 12     | 6     |
| Balcony/Porch/Lanai | 31x8       | First | 8      | 31    |
| Balcony/Porch/Lanai | 11x8       | First | 8      | 11    |

## Amenities & Features



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**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** Yes

**CommunityFeatures:** Deed Restrictions, Irrigation-Reclaimed Water, Playground

**PoolFeatures:** In Ground

**Features:** Ceiling Fans(s), Eat-in Kitchen, High Ceilings, Living Room, Solid Wood Cabinets, Stone Counters, Wood Burning

**GarageYN:** Yes

**FireplaceYN:** Yes

**Cooling:** Central Air

**ExteriorFeatures:** Other

**Utilities:** Electricity Connected, Public, Water Connected

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

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## Building Details

**NewConstructionYN:** No

**Exterior material:** Block

**Heating:** Electric

**Roof:** Shingle

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## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:** Owner

**Showing Requirements:** Appointment Only, No Lockbox, ShowingTime



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