

35103 RIVERSIDE COURT LEESBURG FL 34788

<https://candiscarmichael.com>



Seller is offering \$5,000 towards closing costs!!! Nestled in a charming boating community along Haines Creek, this beautifully maintained 3-bedroom, 2-bathroom SALT WATER POOL home offers the perfect blend of comfortable living and the Florida waterfront lifestyle you've been dreaming of. From the moment you arrive, the classic cement tile roof and manicured surroundings set [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1905 sq ft



Courtesy of

Listing Office: LPT REALTY, LLC

Status: Active

Office ID: MFR261016803

MLS ID: MFRTB8496147



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/TB8496147>

Basics

Bathrooms Full: 2

Category: Single Family Residence

Bedrooms: 3 beds

Half baths: 0 half baths

Area, sq ft: 1905 sq ft

Year built: 1991

ListOfficeName: LPT REALTY, LLC

ListAOR: mfrmls

Date added: Added 3 hours ago

Type: Residential

Bathrooms: 2 baths

Floors: 1 floor

Lot size, sq ft: 19284 sq ft

SubdivisionName: RIVERSIDE SUB

GarageSpaces: 2

Location Details

Township: 19S

Elementary School: Treadway Elem

High School: Tavares High

Road Surface Type: Paved

Middle Or Junior School: Tavares Middle

Property Features



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Interior Features: Ceiling Fans(s), Eat-in Kitchen, Open Floorplan, Solid Surface Counters, Split Bedroom, Thermostat, Vaulted Ceiling(s), Walk-In Closet(s), Window Treatments

Flooring: Luxury Vinyl, Tile

Pool Private YN: Yes

Fireplace YN: Yes

Parking Features: Garage Door Opener

Attached Garage YN: Yes

Pets Allowed: Yes

Roof: Concrete, Tile

Window Features: Shutters

Water Source: Public, Well

Cooling: Central Air

Furnished: Unfurnished

Appliances: Dishwasher, Disposal, Dryer, Gas Water Heater, Microwave, Range, Refrigerator, Washer, Water Filtration System

Laundry Features: Inside, Laundry Room

Pool Features: In Ground

Fireplace Features: Gas

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Lighting, Private Mailbox, Rain Gutters, RV Hookup, Sliding Doors

Security Features: Security System Owned, Smoke Detector(s)

Utilities: Cable Connected, Electricity Connected, Natural Gas Connected, Water Connected

Sewer: Septic Tank

Heating: Central, Electric

Lot Features: Paved

Property Details

Subdivision Name: RIVERSIDE SUB

Levels: One

Foundation Details: Slab

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

Parcel Number: 01-19-25-0325-000-02100

Direction Faces: East

Construction Materials: Stone, Vinyl Siding

Association Information

Association YN: Yes

Association Fee Frequency: Annually

Association Fee: 200



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Fees&Taxes

Tax Year: 2025

Tax Annual Amount: \$3,373

Tax Legal Description: RIVERSIDE SUB LOT 21 PB 30 PGS 5-6
ORB 5251 PG 1519

Tax Lot: 21

Rooms

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



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Amenities & Features

Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: Yes

Security Features: Security System Owned, Smoke Detector(s)

ExteriorFeatures: Lighting, Private Mailbox, Rain Gutters, RV Hookup, Sliding Doors

Utilities: Cable Connected, Electricity Connected, Natural Gas Connected, Water Connected

Amenities: Dishwasher, Disposal, Dryer, Gas Water Heater, Microwave, Range, Refrigerator, Washer, Water Filtration System

GarageYN: Yes

FireplaceYN: Yes

Cooling: Central Air

WindowFeatures: Shutters

PoolFeatures: In Ground

Features: Ceiling Fans(s), Eat-in Kitchen, Gas, Open Floorplan, Solid Surface Counters, Split Bedroom, Thermostat, Vaulted Ceiling(s), Walk-In Closet(s), Window Treatments

Building Details

NewConstructionYN: No

Exterior material: Stone, Vinyl Siding

Parking: Garage Door Opener

Heating: Central, Electric

Roof: Concrete, Tile

Miscellaneous

Ownership: Fee Simple

Other Equipment: Irrigation Equipment, RV Hookup

Showing Requirements: Supra Lock Box, ShowingTime

Occupant Type: Owner

Other Structures: Shed(s)



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