

3916 SCARBOROUGH COURT CLERMONT FL 34711
https://candiscarmichael.com



Come and view this rare Edinburgh model with a true 3 car garage located in 55+ Kings Ridge. It is one of the few Tile roof homes in this community. Home has 2147 Sf with 3 BD/ 2 BA plus a Den. The home has a large 3 car wide paver brick driveway. There is [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 2147 sq ft



Courtesy of

Listing Office: REAL BROKER, LLC
Status: Active

Office ID: MFR805521714
MLS ID: MFRG5113844



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Phone: 727-888-3292
Email: RealtorCandis@gmail.com



Basics

Bathrooms Full: 2

Category: Single Family Residence

Bedrooms: 3 beds

Half baths: 0 half baths

Lot size, sq ft: 8485 sq ft

SubdivisionName: KINGS RIDGE

GarageSpaces: 3

Date added: Added 2 hours ago

Type: Residential

Bathrooms: 2 baths

Area, sq ft: 2147 sq ft

Year built: 1998

ListOfficeName: REAL BROKER, LLC

ListAOR: mfrmls

Location Details

Township: 23

Road Surface Type: Paved

Road Responsibility: Private Maintained Road

Property Features



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Interior Features: Ceiling Fans(s), Coffered Ceiling(s), Eat-in Kitchen, High Ceilings, Kitchen/Family Room Combo, Primary Bedroom Main Floor, Solid Surface Counters, Thermostat, Walk-In Closet(s), Window Treatments

Flooring: Tile, Wood

Patio And Porch Features: Covered, Enclosed, Rear Porch

Garage YN: Yes

Garage Spaces: 3

Exterior Features: Lighting, Private Mailbox, Sliding Doors

Security Features: Gated Community, Smoke Detector(s)

Architectural Style: Florida

Vegetation: Trees/Landscaped

Sewer: Public Sewer

Heating: Central, Electric, Heat Pump

Lot Features: City Limits, Landscaped, Near Golf Course, Private, Paved

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

Laundry Features: Electric Dryer Hookup, Inside, Laundry Room, Washer Hookup

Parking Features: Driveway, Garage Door Opener, Golf Cart Garage, Oversized

Attached Garage YN: Yes

Pets Allowed: Yes

Roof: Tile

Window Features: Blinds, Drapes, Rods, Window Treatments

Utilities: BB/HS Internet Available, Cable Connected, Electricity Connected, Fire Hydrant, Phone Available, Public, Sewer Connected, Sprinkler Recycled, Underground Utilities, Water Connected

Water Source: Public

Cooling: Central Air

Furnished: Partially

Property Details

Subdivision Name: KINGS RIDGE

Levels: One

Builder Name: Lennar

Foundation Details: Slab

Listing Terms: Cash, Conventional, FHA, VA Loan

Parcel Number: 04-23-26-0500-000-31800

Direction Faces: East

Builder Model: Edinburgh

Construction Materials: Block, Stucco

Association Information



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Association YN: Yes

Association Fee Frequency:
Monthly

Association Amenities: Basketball Court, Cable TV, Clubhouse, Fence Restrictions, Fitness Center, Gated, Golf Course, Handicap Modified, Maintenance, Pickleball Court(s), Pool, Recreation Facilities, Sauna, Security, Shuffleboard Court, Spa/Hot Tub, Tennis Court(s), Vehicle Restrictions, Wheelchair Access

Association Fee: 290

Association Fee Includes: Guard - 24 Hour, Cable TV, Pool, Escrow Reserves Fund, Internet, Maintenance Structure, Maintenance Grounds, Management, Private Road, Recreational Facilities

Community Features: Association Recreation - Owned, Buyer Approval Required, Deed Restrictions, Fitness Center, Gated Community - Guard, Golf Carts OK, Golf, Handicap Modified, Irrigation-Reclaimed Water, Pool, Racquetball, Sidewalks, Special Community Restrictions, Tennis Court(s), Wheelchair Access, Street Lights

Fees&Taxes

Tax Year: 2025

Tax Annual Amount:
\$3,698

Tax Legal Description: Lot 138 of East Hampton at Kings Ridge according to the plat thereof as recorded in plat book 39 pages 50-51 public records of Lake County, Florida.

Tax Lot: 138

Green Building Info

Green Water Conservation: Irrigation-Reclaimed Water

Rooms



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Room type	Dimensions	Level	Length	Width
Kitchen	13x12	First	12	13
Family Room	17x16	First	16	17
Living Room	13x12	First	12	13
Dining Room	13x11	First	11	13
Primary Bedroom	16x14	First	14	16
Bedroom 2	11x10	First	10	11
Bedroom 3	10x12	First	12	10
Den	11x11	First	11	11
Balcony/Porch/Lanai	29x11	First	11	29
Primary Bathroom		First		

Amenities & Features



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Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

Security Features: Gated Community, Smoke Detector(s)

WindowFeatures: Blinds, Drapes, Rods, Window Treatments

Utilities: BB/HS Internet Available, Cable Connected, Electricity Connected, Fire Hydrant, Phone Available, Public, Sewer Connected, Sprinkler Recycled, Underground Utilities, Water Connected

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

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

CommunityFeatures: Association Recreation - Owned, Buyer Approval Required, Deed Restrictions, Fitness Center, Gated Community - Guard, Golf Carts OK, Golf, Handicap Modified, Irrigation-Reclaimed Water, Pool, Racquetball, Sidewalks, Special Community Restrictions, Tennis Court(s), Wheelchair Access, Street Lights

ExteriorFeatures: Lighting, Private Mailbox, Sliding Doors

Features: Ceiling Fans(s), Coffered Ceiling(s), Eat-in Kitchen, High Ceilings, Kitchen/Family Room Combo, Primary Bedroom Main Floor, Solid Surface Counters, Thermostat, Walk-In Closet(s), Window Treatments

Building Details

ArchitecturalStyle: Florida

NewConstructionYN: No

Heating: Central, Electric, Heat Pump

Exterior material: Block, Stucco

Roof: Tile

Parking: Driveway, Garage Door Opener, Golf Cart Garage, Oversized

Miscellaneous

Ownership: Fee Simple

Occupant Type: Owner

Other Equipment: Irrigation Equipment

Showing Requirements: Appointment Only, Call Before Showing, Lockbox, See Remarks, ShowingTime



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