

396 GRAND CANAL DRIVE KISSIMMEE FL 34759

<https://candiscarmichael.com>



\$220,000



Live the Lifestyle You Deserve in the Award-Winning Solivita Community! Welcome to this beautifully appointed home in the highly sought-after Solivita neighborhood, where comfort, elegance, and resort-style amenities come together. From the moment you step inside, you'll notice the soaring ceilings and graceful arched doorways that create a bright, open, and sophisticated atmosphere. The spacious [...]

- 2 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1240 sq ft



Courtesy of

Listing Office: MARK SPAIN REAL ESTATE

Status: Active

Office ID: MFR261019292

MLS ID: MFRO6385413



Call us now

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



Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/O6385413>

Basics

Bathrooms Full: 2

Category: Single Family Residence

Bedrooms: 2 beds

Half baths: 0 half baths

Lot size, sq ft: 5515 sq ft

SubdivisionName: SOLIVITA PH IIIA

GarageSpaces: 1

Date added: Added 2 hours ago

Type: Residential

Bathrooms: 2 baths

Area, sq ft: 1240 sq ft

Year built: 2005

ListOfficeName: MARK SPAIN REAL ESTATE

ListAOR: mfrmls

Location Details

Township: 27

Road Surface Type: Paved

Property Features

Interior Features: Ceiling Fans(s) **Appliances:** Dishwasher, Microwave, Range, Refrigerator

Flooring: Laminate, Tile

Laundry Features: Electric Dryer Hookup, Washer Hookup

Garage YN: Yes

Attached Garage YN: Yes

Garage Spaces: 1

Pets Allowed: Yes

Exterior Features: French Doors

Roof: Shingle

Utilities: Public

Water Source: Public

Sewer: Public Sewer

Cooling: Central Air

Heating: Central

Furnished: Unfurnished



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Property Details

Subdivision Name: SOLIVITA PH IIIA
Levels: One
Foundation Details: Slab
Listing Terms: Cash, Conventional, VA Loan

Parcel Number: 28-27-24-934011-000480
Direction Faces: Southwest
Construction Materials: Stucco

Association Information

Association YN: Yes
Association Fee Frequency: Monthly

Association Fee: 429

Association Fee Includes: Guard - 24 Hour, Pool, Internet, Maintenance Grounds, Management, Recreational Facilities, Security, Trash

Community Features: Clubhouse, Deed Restrictions, Dog Park, Fitness Center, Gated Community - Guard, Golf Carts OK, Golf, Irrigation-Reclaimed Water, Park, Pool, Restaurant, Sidewalks, Tennis Court(s)

Fees&Taxes

Tax Year: 2025
Tax Other Annual Assessment Amount: 618
Tax Lot: 48

Tax Annual Amount: \$2,392
Tax Legal Description: SOLIVITA PHASE IIIA PB 127 PGS 10-13 LOT 48

Rooms



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Room type	Level
Kitchen	First
Living Room	First
Primary Bedroom	First

Amenities & Features

Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

CommunityFeatures: Clubhouse, Deed Restrictions, Dog Park, Fitness Center, Gated Community - Guard, Golf Carts OK, Golf, Irrigation-Reclaimed Water, Park, Pool, Restaurant, Sidewalks, Tennis Court(s)

Utilities: Public

Amenities: Dishwasher, Microwave, Range, Refrigerator

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

ExteriorFeatures: French Doors

Features: Ceiling Fans(s)

Building Details

NewConstructionYN: No

Exterior material: Stucco

Heating: Central

Roof: Shingle

Miscellaneous

Ownership: Fee Simple

Showing Requirements: ShowingTime

Occupant Type: Vacant



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