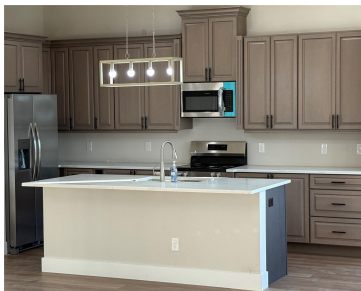


445 ADAMS VIEW LANE AUBURNDALE FL 33823

https://candiscarmichael.com



Brand-new two-story home located in the gated lakefront community of Water Ridge. This 4-bedroom, 2.5-bath residence offers an open, spacious layout with more than 2,800 square feet of living space, including a first-floor primary suite complete with a walk-in closet and ensuite bathroom. The gourmet kitchen showcases quartz countertops, upgraded cabinetry, and stainless steel appliances, [...]

- 4 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2898 sq ft



Courtesy of

**Listing Office:** RE/MAX REALTEC GROUP INC

**Status:** Active

**Office ID:** MFR260000706

**MLS ID:** MFRS5138756



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Email: RealtorCandis@gmail.com



---

## Description

**Virtual Tour:** <https://www.propertypanorama.com/instaview/stellar/S5138756>

---

## Basics

**Bathrooms Full:** 2

**Date added:** Added 3 hours ago

**Type:** Residential

**Bathrooms:** 3 baths

**Floors:** 2 floors

**Lot size, sq ft:** 8982 sq ft

**View:** Garden, Water

**ListOfficeName:** RE/MAX REALTEC GROUP INC

**ListAOR:** mfrmls

**Bathrooms Half:** 1

**Category:** Single Family Residence

**Bedrooms:** 4 beds

**Half baths:** 1 half bath

**Area, sq ft:** 2898 sq ft

**Year built:** 2025

**SubdivisionName:** WATER RIDGE SUB

**GarageSpaces:** 2

---

## Location Details

**Township:** 27

**Road Surface Type:** Asphalt

---

## Property Features



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**Interior Features:** Built-in Features, Ceiling Fans(s), Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Stone Counters, Thermostat, Walk-In Closet(s)

**Flooring:** Luxury Vinyl

**Patio And Porch Features:** Front Porch, Patio, Porch, Rear Porch

**Waterfront Features:** Creek

**Attached Garage YN:** Yes

**Pets Allowed:** Yes

**Roof:** Shingle

**Architectural Style:** Other

**View:** Garden, Water

**Sewer:** Public Sewer

**Heating:** Central, Electric

**Appliances:** Cooktop, Dishwasher, Dryer, Microwave, Refrigerator

**Laundry Features:** Inside, Laundry Room

**Waterfront YN:** Yes

**Garage YN:** Yes

**Garage Spaces:** 2

**Exterior Features:** Courtyard, Private Yard, Sidewalk

**Security Features:** Gated Community

**Utilities:** BB/HS Internet Available, Cable Available, Electricity Available, Sewer Available, Water Available

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Unfurnished

---

## Property Details

**Subdivision Name:** WATER RIDGE SUB

**Levels:** Two

**New Construction YN:** Yes

**Construction Materials:** Concrete, Stucco

**Property Condition:** Completed

**Parcel Number:** 25-27-36-305501-000940

**Direction Faces:** East

**Foundation Details:** Block

**Listing Terms:** Cash, Conventional

---

## Association Information



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**Association YN:** Yes

**Association Fee Frequency:** Semi-Annually

**Association Fee:** 1410

**Association Amenities:**

Clubhouse, Fitness Center, Gated, Park, Pickleball Court(s), Pool, Tennis Court(s)

**Community Features:** Clubhouse, Deed Restrictions, Fitness Center, Gated Community - No Guard, Golf Carts OK, Irrigation-Reclaimed Water, Park, Pool, Sidewalks, Tennis Court(s)

---

## Fees&Taxes

**Tax Year:** 2024

**Tax Annual Amount:** \$1,000

**Tax Legal Description:** WATER RIDGE SUBDIVISION PB 133  
PGS 24 THRU 35 LOT 94

**Tax Lot:** 94

---

## Rooms



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| Room type        | Level  |
|------------------|--------|
| Primary Bedroom  | First  |
| Primary Bathroom | Second |
| Bedroom 2        | Second |
| Bedroom 3        | Second |
| Bedroom 4        | Second |
| Bonus Room       | Second |
| Living Room      | First  |
| Kitchen          | First  |

## Amenities & Features



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**Waterfront available:** Yes

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**Security Features:** Gated Community

**ExteriorFeatures:** Courtyard, Private Yard, Sidewalk

**Features:** Built-in Features, Ceiling Fans(s), Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Stone Counters, Thermostat, Walk-In Closet(s)

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**CommunityFeatures:** Clubhouse, Deed Restrictions, Fitness Center, Gated Community - No Guard, Golf Carts OK, Irrigation-Reclaimed Water, Park, Pool, Sidewalks, Tennis Court(s)

**Utilities:** BB/HS Internet Available, Cable Available, Electricity Available, Sewer Available, Water Available

**Amenities:** Cooktop, Dishwasher, Dryer, Microwave, Refrigerator

---

## Building Details

**ArchitecturalStyle:** Other

**Heating:** Central, Electric

**Roof:** Shingle

**NewConstructionYN:** Yes

**Exterior material:** Concrete, Stucco

---

## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:** Vacant

**Other Equipment:** Private Yard

**Showing Requirements:** Call Listing Agent 2, Call Before Showing, See Remarks



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