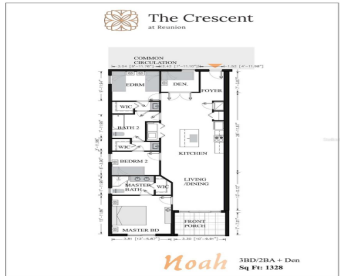


7456 EXCITEMENT DR KISSIMMEE FL 34747

https://candiscarmichael.com



Virtually Staged. Under Construction. The Milo Model offers a perfect blend of functionality and modern comfort with 3 bedrooms and 2 bathrooms thoughtfully designed across 1,385 square feet. This corner residence features an open-concept kitchen with island overlooking the spacious living and dining areas, creating an ideal layout for entertaining and everyday living. The split-bedroom [...]

- 3 beds
- 2 baths
- Residential
- Condominium
- Active
- 1328 sq ft



Courtesy of

Listing Office: LPT REALTY, LLC

Status: Active

Office ID: MFR261016803

MLS ID: MFRTB8502657



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Email: RealtorCandis@gmail.com



Basics

Unit Number: 101

Date added: Added 2 hours ago

Type: Residential

Bathrooms: 2 baths

Floors: 2 floors

Lot size, sq ft: 1328 sq ft

UnitNumber: 101

ListOfficeName: LPT REALTY, LLC

ListAOR: mfrmls

Bathrooms Full: 2

Category: Condominium

Bedrooms: 3 beds

Half baths: 0 half baths

Area, sq ft: 1328 sq ft

Year built: 2025

SubdivisionName: TERRACE AT REUNION

GarageSpaces: 1

Location Details

Township: 25

Road Surface Type: Asphalt, Concrete

Property Features

Interior Features: Eat-in Kitchen, Living Room/Dining Room Combo, Open Floorplan, Walk-In Closet(s)

Flooring: Carpet, Ceramic Tile, Tile, Vinyl

Garage YN: Yes

Carport YN: Yes

Pets Allowed: Yes

Roof: Shingle

Water Source: Public

Cooling: Central Air

Furnished: Unfurnished

Appliances: Microwave, Range, Refrigerator

Laundry Features: Laundry Closet

Garage Spaces: 1

Carport Spaces: 1

Exterior Features: Balcony, Private Entrance

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

Sewer: Public Sewer

Heating: Central



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Property Details

Subdivision Name: TERRACE AT REUNION **Parcel Number:** UNIT 101
Levels: One **Direction Faces:** East
New Construction YN: Yes **Builder Name:** n/a
Builder Model: Milo **Foundation Details:** Block
Construction Materials: Brick **Listing Terms:** Cash, Conventional, FHA, VA Loan
Property Condition: Under Construction

Association Information

Association YN: Yes **Association Fee Frequency:** Monthly
Association Fee Includes: Guard - 24 Hour, Cable TV, Common Area Taxes, Pool, Insurance, Internet, Maintenance Structure, Maintenance Grounds, Pest Control, Recreational Facilities, Security, Sewer, Trash, Water
Community Features: Association Recreation - Lease, Association Recreation - Owned, Clubhouse, Deed Restrictions, Fitness Center, Gated Community - Guard, Golf Carts OK, Golf, Irrigation-Reclaimed Water, Park, Playground, Pool, Racquetball, Restaurant, Sidewalks, Tennis Court(s)

Fees&Taxes

Tax Year: 2026 **Tax Annual Amount:** \$896,960
Tax Other Annual Assessment Amount: 3457 **Tax Legal Description:** 35-25-27-4896-0001-0C10
Tax Lot: 0C10

Rooms



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Room type	Level
Living Room	First
Kitchen	First
Primary Bedroom	First
Bathroom 1	First

Amenities & Features

Waterfront available: No

AttachedGarageYN: No

PoolPrivateYN: No

CommunityFeatures: Association Recreation - Lease, Association Recreation - Owned, Clubhouse, Deed Restrictions, Fitness Center, Gated Community - Guard, Golf Carts OK, Golf, Irrigation-Reclaimed Water, Park, Playground, Pool, Racquetball, Restaurant, Sidewalks, Tennis Court(s)

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

Amenities: Microwave, Range, Refrigerator

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

ExteriorFeatures: Balcony, Private Entrance

Features: Eat-in Kitchen, Living Room/Dining Room Combo, Open Floorplan, Walk-In Closet(s)

Building Details

NewConstructionYN: Yes

Exterior material: Brick

Heating: Central

Roof: Shingle

Miscellaneous



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Ownership: Condominium

Occupant Type: Vacant

Other Equipment: Private Entrance **Showing Requirements:** See Remarks, ShowingTime



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