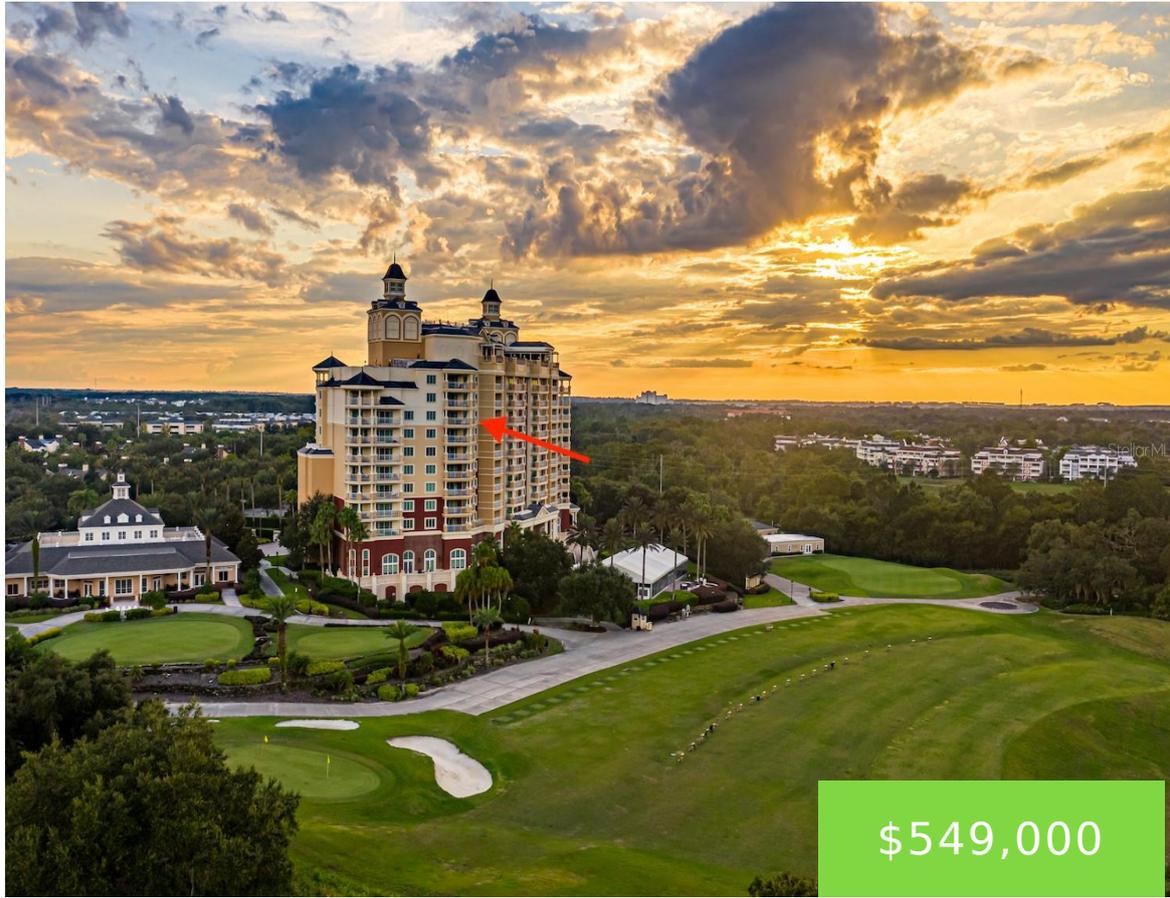


7593 GATHERING DRIVE REUNION FL 34747

<https://candiscarmichael.com>



The wait is over, RARE opportunity to own this TURN KEY 2 bedroom 2 bath condo located on the 8th floor of the Reunion Grande. The LARGEST and one of the most desirable floor plans available in the building. As you enter you will immediately notice the EXPANSIVE open concept living and dining areas with [...]

- 2 beds
- 2 baths
- Residential
- Condominium
- Active
- 1646 sq ft



Courtesy of

Listing Office: REAL BROKER, LLC

Status: Active

Office ID: MFR805521714

MLS ID: MFRO6382662



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Phone: 727-888-3292

Email: RealtorCandis@gmail.com



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Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/O6382662>

Basics

Unit Number: 803

Date added: Added 4 hours ago

Type: Residential

Bathrooms: 2 baths

Floors: 11 floors

Lot size, sq ft: 0 sq ft

UnitNumber: 803

SubdivisionName: REUNION GRANDE CONDO

ListAOR: mfrmls

Bathrooms Full: 2

Category: Condominium

Bedrooms: 2 beds

Half baths: 0 half baths

Area, sq ft: 1646 sq ft

Year built: 2007

View: Golf Course

ListOfficeName: REAL BROKER, LLC

Location Details

Township: 25

Road Surface Type: Asphalt

Property Features



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Interior Features: Ceiling Fans(s), Crown Molding, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Walk-In Closet(s), Window Treatments

Flooring: Carpet, Travertine

Patio And Porch Features: Covered, Patio, Rear Porch

Pets Allowed: Yes

Roof: Shingle

Window Features: Drapes, Window Treatments

Vegetation: Mature Landscaping

Water Source: Public

Cooling: Central Air

Furnished: Furnished

Appliances: Cooktop, Dishwasher, Disposal, Dryer, Microwave, Range, Washer

Laundry Features: Inside, Laundry Room

Parking Features: Open, Valet

Exterior Features: Balcony, Sliding Doors

Security Features: Gated Community, Key Card Entry, Smoke Detector(s)

Utilities: BB/HS Internet Available, Cable Connected, Electricity Connected, Public, Sewer Connected, Sprinkler Meter, Water Connected

View: Golf Course

Sewer: Public Sewer

Heating: Central

Lot Features: On Golf Course

Property Details

Subdivision Name: REUNION GRANDE CONDO

Levels: One

Foundation Details: Block, Slab

Listing Terms: Cash, Conventional

Parcel Number: 35-25-27-4879-0001-8030

Direction Faces: South

Construction Materials: Stucco

Association Information



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Association YN: Yes

Association Fee Frequency:
Monthly

Association Amenities: Cable TV, Clubhouse, Elevator(s), Fitness Center, Gated, Golf Course, Optional Additional Fees, Park, Pickleball Court(s), Playground, Pool, Security, Spa/Hot Tub, Tennis Court(s)

Association Fee: 1842.81

Association Fee Includes: Guard - 24 Hour, Cable TV, Common Area Taxes, Pool, Internet, Maintenance Structure, Maintenance Grounds, Management, Pest Control, Security, Sewer, Trash, Water

Community Features: Association Recreation - Owned, Clubhouse, Dog Park, Fitness Center, Gated Community - Guard, Golf Carts OK, Golf, Park, Playground, Pool, Restaurant, Sidewalks, Tennis Court(s)

Fees&Taxes

Tax Year: 2025

Tax Other Annual Assessment Amount: 1878

Tax Lot: 8030

Tax Annual Amount: \$5,203

Tax Legal Description: REUNION GRANDE CONDO
CB 11 PG 38-44 OR 3379/1026 UNIT 803

Rooms

Room type	Dimensions	Level	Length	Width
Kitchen	11x11	Upper	11	11
Living Room	18x21	Upper	21	18
Dining Room	14x17	Upper	17	14
Primary Bedroom	13x20	Upper	20	13
Bedroom 2	13x16	First	16	13



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Amenities & Features

Waterfront available: No

AttachedGarageYN: No

PoolPrivateYN: No

Security Features: Gated Community, Key Card Entry, Smoke Detector(s)

WindowFeatures: Drapes, Window Treatments

Utilities: BB/HS Internet Available, Cable Connected, Electricity Connected, Public, Sewer Connected, Sprinkler Meter, Water Connected

Amenities: Cooktop, Dishwasher, Disposal, Dryer, Microwave, Range, Washer

GarageYN: No

FireplaceYN: No

Cooling: Central Air

CommunityFeatures: Association Recreation - Owned, Clubhouse, Dog Park, Fitness Center, Gated Community - Guard, Golf Carts OK, Golf, Park, Playground, Pool, Restaurant, Sidewalks, Tennis Court(s)

ExteriorFeatures: Balcony, Sliding Doors

Features: Ceiling Fans(s), Crown Molding, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Walk-In Closet(s), Window Treatments

Building Details

NewConstructionYN: No

Exterior material: Stucco

Parking: Open, Valet

Heating: Central

Roof: Shingle

Miscellaneous

Ownership: Fee Simple

Showing Requirements: ShowingTime

Occupant Type: Vacant



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