

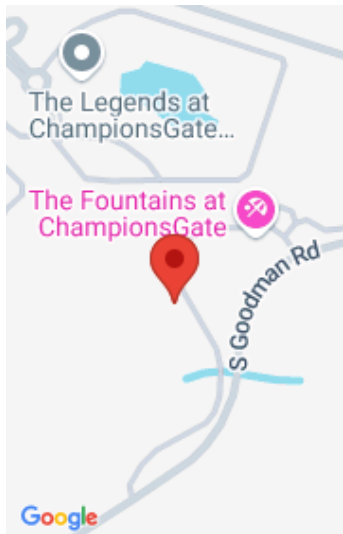
8157 ROSEVILLE BOULEVARD DAVENPORT FL 33896

<https://candiscarmichael.com>



**** \$10K seller's concession with full listing price purchase amount **** Wonderful investment opportunity in the fountains at Champions Gate. This beautiful fully furnished townhome in a gated community and only minutes away from Disney and Universal Parks and major attraction. The Fountains is a vacation rental community which allows short term rentals. Including nearby [...]

- 3 beds
- 3 baths
- Residential
- Townhouse
- Active
- 1632 sq ft



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc
THE STANDARD OF EXCELLENCE

Courtesy of

Listing Office: CHARLES RUTENBERG REALTY INC

Status: Active

Office ID: MFR260000779

MLS ID: MFRTB8300346

Basics

Bathrooms Full: 2

Date added: Added 3 months ago

Type: Residential

Bathrooms: 3 baths

Floors: 2 floors

Lot size, sq ft: 1947 sq ft

View: Trees/Woods, Water

ListOfficeName: CHARLES RUTENBERG
REALTY INC

ListAOR: mfrmls

Bathrooms Half: 1

Category: Townhouse

Bedrooms: 3 beds

Half baths: 1 half bath

Area, sq ft: 1632 sq ft

Year built: 2015

SubdivisionName: FOUNTAINS/CHAMPIONSGATE
PH 1

GarageSpaces: 1

Location Details

Township: 25S

Road Surface Type: Paved

Property Features



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Interior Features: Living Room/Dining Room Combo, Tray Ceiling(s), Walk-In Closet(s), Window Treatments

Flooring: Carpet, Ceramic Tile

Garage YN: Yes

Garage Spaces: 1

Exterior Features: Sliding Doors

Window Features: Blinds

View: Trees/Woods, Water

Sewer: Public Sewer

Heating: Central

Appliances: Dishwasher, Dryer, Microwave, Range, Refrigerator, Washer

Laundry Features: Laundry Closet

Attached Garage YN: Yes

Pets Allowed: Number Limit, Yes

Roof: Tile

Utilities: Cable Connected, Electricity Connected, Water Connected

Water Source: Public

Cooling: Central Air

Furnished: Furnished

Property Details

Subdivision Name: FOUNTAINS/CHAMPIONSGATE PH 1 **Parcel Number:** 33-25-27-3256-000G-0350

Levels: Two

Direction Faces: East

Foundation Details: Slab

Construction Materials: Concrete, Stucco, Wood Frame

Listing Terms: Cash, Conventional, FHA, VA Loan

Association Information

Association YN: Yes

Association Fee: 150

Association Fee Frequency: Monthly

Association Fee Includes: Cable TV, Pool, Internet, Maintenance Grounds

Community Features: Clubhouse, Fitness Center, Pool

Fees&Taxes



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Tax Year: 2023

Tax Annual Amount:
\$3,518

Tax Legal Description: FOUNTAINS AT CHAMPIONSGATE PH 1
REPLAT PB 23 PG 62-69 BLK G LOT 35

Tax Lot: 35

Rooms

Room type	Dimensions	Level	Length	Width
Living Room	17x16	First	16	17
Kitchen	13x10	First	10	13
Primary Bedroom	17x12	Second	12	17
Bedroom 2	11x10	Second	10	11
Bedroom 3	11x10	Second	10	11

Amenities & Features

Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

CommunityFeatures: Clubhouse, Fitness Center, Pool

ExteriorFeatures: Sliding Doors

Features: Living Room/Dining Room Combo, Tray Ceiling(s), Walk-In Closet(s), Window Treatments

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

WindowFeatures: Blinds

Utilities: Cable Connected, Electricity Connected, Water Connected

Amenities: Dishwasher, Dryer, Microwave, Range, Refrigerator, Washer



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Building Details

NewConstructionYN: No

Exterior material: Concrete, Stucco, Wood Frame

Heating: Central

Roof: Tile

Miscellaneous

Ownership: Fee Simple **Disclosures:** HOA/PUD/Condo Disclosure

Occupant Type: Vacant **Showing Requirements:** Appointment Only, Call Listing Agent



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