

816 ADOUR DRIVE KISSIMMEE FL 34759

https://candiscarmichael.com



Welcome to a spacious 4-bedroom, 2-bathroom single-family home offering incredible opportunity for first-time homebuyers and investors alike. This home features a new roof installed in November 2025 a comfortable layout with plenty of room to grow, and with a little TLC, it can truly shine. Perfectly situated near shopping centers, dining, and a community center, [...]

- 4 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1302 sq ft



Courtesy of

Listing Office: LPT REALTY, LLC

Status: Active

Office ID: MFR261016803

MLS ID: MFRO6363917



Call us now

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



Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/O6363917>

Basics

Bathrooms Full: 2

Category: Single Family Residence

Bedrooms: 4 beds

Half baths: 0 half baths

Lot size, sq ft: 8799 sq ft

SubdivisionName: POINCIANA VILLAGE 5 NBHD 1

GarageSpaces: 2

Date added: Added 4 hours ago

Type: Residential

Bathrooms: 2 baths

Area, sq ft: 1302 sq ft

Year built: 1996

ListOfficeName: LPT REALTY, LLC

ListAOR: mfrmls

Location Details

Township: 26

Road Surface Type: Paved

Property Features

Interior Features: Other

Flooring: Other

Fireplace Features: Living Room

Attached Garage YN: Yes

Pets Allowed: Yes

Roof: Shingle

Water Source: Public

Cooling: Central Air

Furnished: Unfurnished

Appliances: Range

Laundry Features: Inside

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Other

Utilities: Electricity Connected, Sewer Connected, Water Connected

Sewer: Public Sewer

Heating: Central, Electric



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Property Details

Subdivision Name: POINCIANA VILLAGE 5
NBHD 1

Parcel Number: 25-26-28-6138-2074-0060

Levels: One

Direction Faces: South

Foundation Details: Slab

Construction Materials: Block, Concrete, Stucco

Listing Terms: Cash, Conventional, FHA, VA
Loan

Association Information

Association YN: Yes

Association Fee: 90

Association Fee Frequency: Monthly

Fees&Taxes

Tax Year: 2024

Tax Annual Amount: \$3,296

Tax Legal Description: POINCIANA V5 NBD 1 PB 3 PG 144 BLK 2074 LOT 6 19/27/29

Tax Lot: 6

Rooms



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Room type	Dimensions	Level	Length	Width
Primary Bedroom	12x12	First	12	12
Bedroom 2	10x10	First	10	10
Bedroom 3	10x10	First	10	10
Bedroom 4	12x11	First	11	12
Living Room	12x12	First	12	12
Kitchen	10x10	First	10	10

Amenities & Features

Waterfront available: No

GarageYN: Yes

AttachedGarageYN: Yes

FireplaceYN: No

PoolPrivateYN: No

Cooling: Central Air

ExteriorFeatures: Other

Utilities: Electricity Connected, Sewer Connected, Water Connected

Features: Living Room, Other

Amenities: Range

Building Details

NewConstructionYN: No

Heating: Central, Electric

Exterior material: Block, Concrete, Stucco

Roof: Shingle

Miscellaneous



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Ownership: Fee Simple

Occupant Type: Vacant

Showing Requirements: Supra Lock Box, Call Listing Agent



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com

