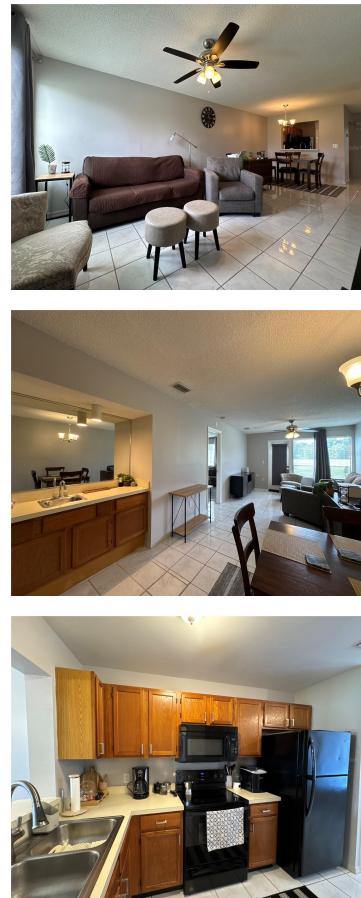


# 9502 DARIEN AVENUE ORLANDO FL 32817

<https://candiscarmichael.com>



Welcome to this charming 2-bedroom, 2-bathroom condo nestled in the Union Park area of Orlando, offering comfort, convenience, and access to natural beauty. The home features a spacious kitchen/dinette combo and a versatile living/dining area complete with a built-in wet bar—perfect for entertaining. The primary bedroom boasts a walk-in closet, a makeup vanity with its [...]

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



## Courtesy of

**Listing Office:** EXP REALTY LLC

**Status:** Active

**Office ID:** MFR261010944

**MLS ID:** MFRO6326912



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Email: RealtorCandis@gmail.com



## Basics

**Unit Number:** 9502

**Date added:** Added 4 hours ago

**Type:** Residential

**Bathrooms:** 2 baths

**Floors:** 3 floors

**Lot size, sq ft:** 36463 sq ft

**UnitNumber:** 9502

**SubdivisionName:** COLONIAL LANDINGS PH 04

**ListAOR:** mfrmls

**Bathrooms Full:** 2

**Category:** Condominium

**Bedrooms:** 2 beds

**Half baths:** 0 half baths

**Area, sq ft:** 992 sq ft

**Year built:** 1987

**View:** Garden

**ListOfficeName:** EXP REALTY LLC

## Location Details

**Township:** 22

**Road Surface Type:** Paved

**Elementary School:** Cheney Elem **Middle Or Junior School:** Union Park Middle

**High School:** Winter Park High

## Property Features



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**Interior Features:** Ceiling Fans(s), Eat-in Kitchen, Living Room/Dining Room Combo, Primary Bedroom Main Floor, Thermostat, Walk-In Closet(s), Wet Bar, Window Treatments

**Flooring:** Ceramic Tile

**Parking Features:** Assigned, Guest

**Exterior Features:** Sidewalk

**Security Features:** Closed Circuit Camera(s), Fire Alarm, Smoke Detector(s)

**Utilities:** BB/HS Internet Available, Cable Connected, Electricity Connected, Fire Hydrant, Phone Available, Public, Sewer Connected, Water Connected

**Water Source:** None

**Cooling:** Central Air

**Lot Features:** Level, Near Public Transit, Sidewalk, Paved

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

**Laundry Features:** Electric Dryer Hookup, Inside, Laundry Closet, Washer Hookup

**Pets Allowed:** Cats OK, Dogs OK, Size Limit

**Roof:** Shingle

**Window Features:** Blinds

**View:** Garden

**Sewer:** Public Sewer

**Heating:** Central, Electric

## Property Details

**Subdivision Name:** COLONIAL LANDINGS PH 04

**Levels:** One

**Direction Faces:** North

**Construction Materials:** Vinyl Siding

**Property Condition:** Completed

**Parcel Number:** 18-22-31-2007-09-502

**Property Attached YN:** Yes

**Foundation Details:** Slab

**Listing Terms:** Cash, Conventional

## Association Information

**Association YN:** Yes

**Association Fee Includes:** Common Area Taxes, Pool, Maintenance Grounds

**Community Features:** Community Mailbox, Deed Restrictions, Pool, Sidewalks, Tennis Court(s), Street Lights

**Association Fee Frequency:** Monthly

**Association Amenities:** Basketball Court, Pool, Recreation Facilities, Spa/Hot Tub, Tennis Court(s)



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## Fees&Taxes

**Tax Year:** 2024

**Tax Annual Amount:** \$2,555

**Tax Legal Description:** COLONIAL LANDINGS CONDO PH 6 CB  
14/131 UNIT 9502 BLDG 6

**Tax Lot:** 502

## Rooms

Room type	Dimensions	Level	Length	Width
Living Room	12x12	First	12	12
Dining Room		First		
Kitchen	12x9	First	9	12
Dinette		First		
Primary Bedroom	14x12	First	12	14
Primary Bathroom		First		
Bedroom 2	12x10	First	10	12
Bathroom 2		First		

## Amenities & Features



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**Waterfront available:** No

**AttachedGarageYN:** No

**PoolPrivateYN:** No

**Security Features:** Closed Circuit Camera(s), Fire Alarm, Smoke Detector(s)

**WindowFeatures:** Blinds

**Utilities:** BB/HS Internet Available, Cable Connected, Electricity Connected, Fire Hydrant, Phone Available, Public, Sewer Connected, Water Connected

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

**GarageYN:** No

**FireplaceYN:** No

**Cooling:** Central Air

**CommunityFeatures:** Community Mailbox, Deed Restrictions, Pool, Sidewalks, Tennis Court(s), Street Lights

**ExteriorFeatures:** Sidewalk

**Features:** Ceiling Fans(s), Eat-in Kitchen, Living Room/Dining Room Combo, Primary Bedroom Main Floor, Thermostat, Walk-In Closet(s), Wet Bar, Window Treatments

## Building Details

**NewConstructionYN:** No

**Exterior material:** Vinyl Siding

**Parking:** Assigned, Guest

**Heating:** Central, Electric

**Roof:** Shingle

## Miscellaneous

**Ownership:** Condominium

**Occupant Type:**  
Owner

**Showing Requirements:** Sentri Lock Box, 24 Hour Notice, Appointment Only, Call Listing Agent 2, Call Before Showing, Call Listing Agent, See Remarks, ShowingTime



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