

# 13017 COLONNADE CIR

<https://theteamjimenez.com>



Welcome to this beautifully maintained corner lot home. This spacious property features 4 bedrooms, 3 baths, a cozy family room, a formal living and dining room and a dedicated office room perfect for remote work. Enjoy your evenings in serenity in your extended lanai (14×40) in addition to the screened in enclosed back porch. The [...]

- 4 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2464 sq ft



## Basics



### Call us now

Phone: (914) 230-2513  
Email: [ashley@larosainternacional.com](mailto:ashley@larosainternacional.com)  
Address: 1420 Celebration Blvd. Suite 104, Celebration, FL 34747

**Category:** Single Family Residence

**Status:** Active

**Bathrooms:** 3 baths

**Total rooms:** 11

**Lot size:** 17479 sq ft

**ListOfficeName:** CHARLES RUTENBERG REALTY  
ORLANDO

**Zoning:** R-2

**Bathrooms Full:** 3

**Homestead:** 1

**Listing Contract Date:** 2025-09-04

**AssociationYN:** 1

**LotSizeAcres:** 0.4

**Type:** Residential

**Bedrooms:** 4 beds

**Half baths:** 0 half baths

**Area:** 2464 sq ft

**Year built:** 2006

**Parcel Number:** 062326200000003600

**GarageSpaces:** 2

**Minimun Lease:** No Minimum

**Flood Zone Date:** 2012-12-18

**OccupantType:** Owner

**PhotosCount:** 49

**List Agent MLS ID:** 261060841

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## Rooms



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Room type	Dimensions	Level	Length	Width
Family Room	15x14	First	14	15
Living Room	14x14	First	14	14
Primary Bedroom	16x14	First	14	16
Kitchen	14x12	First	12	14
Office	10x9	First	9	10
Primary Bathroom	11x9	First	9	11
Dining Room	11x11	First	11	11
Bedroom 2	12x11	First	11	12
Balcony/Porch/Lanai	30x8	First	8	30
Bathroom 3	12x11	First	11	12
Bedroom 4	12x11	First	11	12

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## Building Details



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**Sewer:** Public Sewer  
**Foundation Details:** Slab  
**NewConstructionYN:** No  
**Roof:** Shingle

**Building Area Total:** 3265 sq ft  
**Levels:** One  
**Exterior material:** Block, Stucco

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## Amenities & Features

**Features:** High Ceilings, Kitchen/Family Room Combo, Solid Surface Counters, Tray Ceiling(s), Vaulted Ceiling(s), Walk-In Closet(s), Window Treatments

**WindowFeatures:** Blinds, Drapes, Shutters

**Utilities:** Cable Connected, Electricity Connected

**GarageYN:** Yes

**Cooling:** Central Air

**Heating:** Electric, Heat Pump, Solar

**CoolingYN:** Yes

**FireplaceYN:** No

**Amenities:** Dishwasher, Disposal, Dryer, Microwave, Range, Refrigerator, Solar Hot Water, Solar Hot Water Owned, Washer, Water Softener

**ExteriorFeatures:** Balcony, Hurricane Shutters, Irrigation System, Lighting, Sidewalk, Sliding Doors, Sprinkler Metered

**Waterfront available:** No

**AttachedGarageYN:** Yes

**Flooring:** Carpet, Ceramic Tile

**Laundry Features:** Inside, Laundry Room

**PoolPrivateYN:** No

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## Nearby Schools

**Middle Or Junior School:** Windy Hill Middle  
**High School:** East Ridge High  
**Elementary School:** Pine Ridge Elem

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## Fees and Taxes

**Association Fee Frequency:** Annually  
**Total Annual Fees:** \$450

**CDDYN:** -81.743195, 28.519874,  
**Total Monthly Fees:** \$37.50



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