

# 13306 HALKYN PT

<https://theteamjimenez.com>



One or more photo(s) has been virtually staged. Welcome to your future home in the sought-after Eagle Creek community. This beautiful 4-bedroom, 3-bathroom residence offers 2,267 sqft of bright and spacious living with an open-concept layout, high ceilings, and elegant ceramic tile floors. The gourmet kitchen features stainless steel appliances, granite countertops, and a large [...]

- 4 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2267 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:** 8

**Lot size:** 10284 sq ft

**ListOfficeName:** THE FLORIDA LOUNGE REALTY  
LLC

**Zoning:** PD

**Bathrooms Full:** 3

**Flood Zone Code:** x

**OccupantType:** Vacant

**AssociationYN:** 1

**LotSizeAcres:** 0.24

**Type:** Residential

**Bedrooms:** 4 beds

**Half baths:** 0 half baths

**Area:** 2267 sq ft

**Year built:** 2017

**Parcel Number:** 292431224202480

**GarageSpaces:** 2

**Minimun Lease:** 1-2 Years

**Listing Contract Date:** 2025-09-25

**AdditionalRooms:** Great Room, Inside Utility

**PhotosCount:** 46

**List Agent MLS ID:** 261223489

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## Rooms



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Room type	Dimensions	Level	Length	Width
Kitchen	14x19	First	19	14
Great Room	12x18	First	18	12
Primary Bedroom	16x14	First	14	16
Dinette	11x10	First	10	11
Primary Bathroom	9x13	First	13	9
Bedroom 3	12x10	First	10	12
Bedroom 2	11x11	First	11	11
Bedroom 4	12x10	First	10	12

## Building Details

**Sewer:** Public Sewer

**Building Area Total:** 3106 sq ft

**Foundation Details:** Slab

**Levels:** One

**NewConstructionYN:** No

**Exterior material:** Block, Stucco

**Roof:** Tile

**Parking:** Covered, Driveway, Garage Door Opener, Ground Level

## Amenities & Features



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**Features:** Ceiling Fan(s), Eating Space In Kitchen, High Ceilings, Kitchen/Family Room Combo, 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)

**CommunityFeatures:** Clubhouse, Deed Restrictions, Fitness Center, Gated Community - Guard, Golf Carts OK, Golf, Park, Playground, Pool, Restaurant, Sidewalks, Special Community Restrictions, Tennis Court(s)

**Utilities:** BB/HS Internet Available, Cable Available, Cable Connected, Electricity Available, Electricity Connected, Fiber Optics, Public, Sewer Available, Sewer Connected, Underground Utilities, Water Available, Water Connected

**Waterfront available:** No

**AttachedGarageYN:** Yes

**Flooring:** Ceramic Tile

**Laundry Features:** Inside, Laundry Room

**PoolPrivateYN:** No

**Amenities:** Dishwasher, Disposal, Microwave, Range, Refrigerator

**ExteriorFeatures:** Irrigation System, Lighting, Sidewalk, Sliding Doors

**Patio & Porch Features:** Rear Porch

**GarageYN:** Yes

**Cooling:** Central Air

**Heating:** Central

**CoolingYN:** Yes

**FireplaceYN:** No

## Nearby Schools

**Elementary School:** Eagle Creek Elementary

**High School:** Lake Nona High

## Fees and Taxes

**Association Fee Frequency:** Quarterly

**CDDYN:** -81.236163, 28.373383,

**Total Annual Fees:** \$2,240

**Total Monthly Fees:** \$186.67



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