

# 13861 LANYARD WAY

<https://theteamjimenez.com>



**\$579,990**

Over \$60,000 in builder upgrades enhance this modern 2023-built home featuring 3 bedrooms, 2.5 bathrooms, and a flexible loft space. The main level offers elegant wood flooring and a gas gourmet kitchen with quartz countertops, 42-inch cabinets, stainless steel appliances, double ovens, farmhouse sink, and walk-in pantry. A tankless gas water heater provides continuous hot [...]

- 3 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2341 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:** 10

**Lot size:** 3680 sq ft

**ListOfficeName:** LA ROSA REALTY LLC

**Zoning:** P-D

**Bathrooms Full:** 2

**Flood Zone Code:** X

**Listing Contract Date:** 2026-01-08

**AdditionalRooms:** Loft

**PhotosCount:** 44

**List Agent MLS ID:** 261209293

**Type:** Residential

**Bedrooms:** 3 beds

**Half baths:** 1 half bath

**Area:** 2341 sq ft

**Year built:** 2023

**Parcel Number:** 302427235202010

**GarageSpaces:** 2

**Minimun Lease:** 7 Months

**Flood Zone Date:** 2009-09-25

**OccupantType:** Owner

**AssociationYN:** 1

**LotSizeAcres:** 0.08

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## Rooms



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Room type	Dimensions	Level	Length	Width
Kitchen	10.1x13.9	First	13.9	10.1
Great Room	15.7x27.2	First	27.2	15.7
Bedroom 2	11.4x11.6	Second	11.6	11.4
Bathroom 3	11.5x13.2	First		
Primary Bedroom	16x15	Second	15	16
Bedroom 3	11.4x11.6	Second	11.6	11.4
Laundry	7.6x6.8	Second	6.8	7.6
Foyer		First		
Loft	11.5x13.2	Second	13.2	11.5
Bathroom 2		Second		

## Building Details

**Sewer:** Public Sewer

**Building Area Total:** 3049 sq ft

**Foundation Details:** Slab **Levels:** Two

**NewConstructionYN:** No **Exterior material:** Block, Stucco

**Roof:** Shingle

**Parking:** Alley Access, Driveway, Garage Door Opener, Garage Faces Rear, Ground Level, Guest



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## Amenities & Features

**Features:** Primary Bedroom Upstairs

**Amenities:** Built-In Oven, Cooktop, Dishwasher, Exhaust Fan, Gas Water Heater, Refrigerator

**Community Features:** Irrigation-Reclaimed Water, Playground, Sidewalks

**Exterior Features:** Irrigation System, Sidewalk

**Waterfront available:** No

**Attached Garage YN:** Yes

**Flooring:** Carpet, Laminate, Hardwood

**Laundry Features:** Laundry Room, Upper Level

**Pool Private YN:** No

**Window Features:** Double Pane Windows

**Utilities:** Cable Available, Electricity Available, Natural Gas Available, Sewer Connected, Sprinkler Meter, Sprinkler Recycled, Street Lights, Water Available

**Garage YN:** Yes

**Cooling:** Central Air

**Heating:** Central, Electric

**Cooling YN:** Yes

**Fireplace YN:** No

## Nearby Schools

**Middle Or Junior School:** Water Spring Middle **Elementary School:** Water Spring Elementary

**High School:** Horizon High School

## Fees and Taxes

**Association Fee Frequency:** Monthly

**CDDYN:** -81.655696, 28.371215,

**Total Annual Fees:** \$2,700

**Total Monthly Fees:** \$225



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