

# 1394 PINECLIFF DR

<https://theteamjimenez.com>



Discover refined living in the Phoenix Contemporary by Toll Brothers, crafted with designer-selected finishes that set this home apart. This 3 bedroom, 2.5 bath residence features upgraded 8' interior doors and a chef-inspired kitchen with premium finishes. Thoughtful upgrades include epoxy-coated garage floors, designer entry door and garage doors, and an exterior privacy wall on [...]

- 3 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2510 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:** 7

**Lot size:** 8440 sq ft

**ListOfficeName:** ORLANDO TBI REALTY  
LLC

**Zoning:** PD

**Bathrooms Full:** 2

**Flood Zone Code:** X

**OccupantType:** Vacant

**AssociationYN:** 1

**LotSizeAcres:** 0.19

**Type:** Residential

**Bedrooms:** 3 beds

**Half baths:** 1 half bath

**Area:** 2510 sq ft

**Year built:** 2025

**Parcel Number:** 172128093701670

**GarageSpaces:** 3

**Minimum Lease:** 7 Months

**Listing Contract Date:** 2025-09-26

**AdditionalRooms:** Family Room, Great Room,  
Inside Utility, Storage Rooms

**PhotosCount:** 26

**List Agent MLS ID:** 261233053

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## Rooms



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Room type	Dimensions	Level	Length	Width
Bedroom 2	12.4x10	First	10	12.4
Bedroom 3	12.4x11	First	11	12.4
Dining Room	18x14	First	14	18
Kitchen	12.8x12.6	First	12.6	12.8
Living Room	23x18	First	18	23
Primary Bedroom	18x15	First	15	18
Office	14.7x11.8	First	11.8	14.7

## Building Details

**Sewer:** Public Sewer

**Foundation Details:** Slab

**Architectural Style:** Contemporary, Craftsman, Florida

**Exterior material:** Block, Stucco

**Parking:** Driveway

**Building Area Total:** 3605 sq ft

**Levels:** One

**New Construction YN:** Yes

**Roof:** Shingle

## Amenities & Features



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**Features:** Eating Space In Kitchen, High Ceilings, In Wall Pest System, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Thermostat, Tray Ceiling(s), Walk-In Closet(s)

**CommunityFeatures:** Clubhouse, Deed Restrictions, Dog Park, Fitness Center, Irrigation-Reclaimed Water, Playground, Pool, Sidewalks

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

**Patio & Porch Features:** Covered, Front Porch, Patio, Rear Porch

**GarageYN:** Yes

**Cooling:** Central Air

**Heating:** Central, Electric

**CoolingYN:** Yes

**FireplaceYN:** No

**Amenities:** Cooktop, Dishwasher, Disposal, Gas Water Heater, Microwave, Range Hood, Tankless Water Heater

**WindowFeatures:** Insulated Windows, Low-Emissivity Windows

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

**Waterfront available:** No

**AttachedGarageYN:** Yes

**Flooring:** Tile

**Laundry Features:** Inside, Laundry Room

**PoolPrivateYN:** No

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## Nearby Schools

**Middle Or Junior School:** Wolf Lake Middle

**High School:** Wekiva High

**Elementary School:** Apopka Elem

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## Fees and Taxes

**Association Fee Frequency:** Monthly

**Total Annual Fees:** \$1,472.04

**CDDYN:** -81.535649, 28.664339, 1

**Total Monthly Fees:** \$122.67



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