

# 17421 WOODFAIR DR

<https://theteamjimenez.com>



**\$435,000**



One or more photo(s) has been virtually staged. PREVIOUS CONTRACT FELL THROUGH-BUYER DID NOT PERFORM. Located in the sought after community of Magnolia Pointe which offers access to John's Lake with private boat ramp, fishing pier, picnic area and beautiful lakefront gazebo. With over 2,500 acres, John's Lake is known for its superior clarity, bass [...]

- 3 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2087 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:** 6

**Lot size:** 5190 sq ft

**ListOfficeName:** CHARLES RUTENBERG REALTY  
ORLANDO

**Zoning:** PUD

**Bathrooms Full:** 2

**Homestead:** 1

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

**OccupantType:** Vacant

**AssociationYN:** 1

**LotSizeAcres:** 0.12

**Type:** Residential

**Bedrooms:** 3 beds

**Half baths:** 1 half bath

**Area:** 2087 sq ft

**Year built:** 2003

**Parcel Number:** 252226130000015000

**GarageSpaces:** 2

**Minimun Lease:** 8-12 Months

**Flood Zone Code:** X

**Listing Contract Date:** 2025-03-07

**AdditionalRooms:** Inside Utility

**PhotosCount:** 35

**List Agent MLS ID:** 260565988

## Rooms

Room type	Dimensions	Level	Length	Width
Great Room	16x21	First	21	16
Dining Room	10x12	First	12	10
Primary Bedroom	13x18	First	18	13
Kitchen	12x13	First	13	12
Bedroom 2	12x14	Second	14	12
Bedroom 3	12x14	Second	14	12



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## Building Details

**Sewer:** Public Sewer

**Foundation Details:** Slab

**NewConstructionYN:** No

**Roof:** Shingle

**Building Area Total:** 2754 sq ft

**Levels:** Two

**Exterior material:** Block, Stucco

**Parking:** Driveway, Garage Door Opener

## Amenities & Features

**Features:** Ceiling Fan(s), High Ceilings, Kitchen/Family Room Combo, Living Room, Primary Bedroom Main Floor, Solid Surface Counters, Thermostat, Walk-In Closet(s), Window Treatments, Wood Burning

**CommunityFeatures:** Community Boat Ramp, Dock, Fishing, Lake, Water Access, Clubhouse, Deed Restrictions, Gated Community - Guard, Playground, Pool, Sidewalks, Tennis Court(s)

**ExteriorFeatures:** Irrigation System, Private Mailbox, Rain Gutters, Sidewalk, Sliding Doors

**Patio & Porch Features:** Patio

**GarageYN:** Yes

**AttachedGarageYN:** Yes

**Flooring:** Luxury Vinyl, Tile

**Laundry Features:** Electric Dryer Hookup, Laundry Room, Washer Hookup

**PoolPrivateYN:** No

**Amenities:** Built-In Oven, Cooktop, Dishwasher, Disposal, Electric Water Heater, Microwave, Range Hood, Refrigerator

**WindowFeatures:** Blinds

**Utilities:** BB/HS Internet Available, Cable Available, Electricity Connected, Underground Utilities, Water Connected

**Waterfront available:** No

**Waterfront Features:** Lake

**Cooling:** Central Air, Zoned

**Heating:** Electric

**CoolingYN:** Yes

**FireplaceYN:** Yes

## Nearby Schools

**Middle Or Junior School:** Windy Hill Middle **Elementary School:** Grassy Lake Elementary

**High School:** Lake Minneola High



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## Fees and Taxes

**Association Fee Frequency:** Quarterly

**Total Annual Fees:** \$2,772

**CDDYN:** -81.667756, 28.538838,

**Total Monthly Fees:** \$231



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