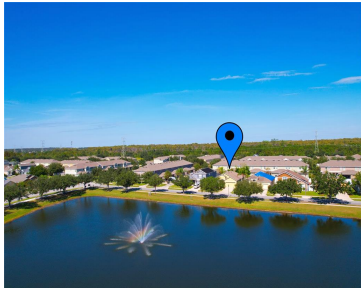


1964 CANOE CREEK FALLS DR

<https://theteamjimenez.com>



One or more photo(s) has been virtually staged. ***Brand new roof to be paid for by seller at closing*** Beautifully maintained 3-bedroom, 2-bathroom single-family home offering modern comfort and thoughtful design throughout with a water view! ***Up to 1% lender contribution toward Buyer closing cost may be available for accepted offers by March 31, 2026. [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1810 sq ft



Basics



Call us now

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

Category: Single Family Residence

Status: Active

Bathrooms: 2 baths

Total rooms: 6

Lot size: 5750 sq ft

ListOfficeName: KELLER WILLIAMS REALTY AT THE LAKES

Zoning: P-D

Bathrooms Full: 2

Flood Zone Code: X

Listing Contract Date: 2025-10-06

AssociationYN: 1

LotSizeAcres: 0.13

Type: Residential

Bedrooms: 3 beds

Half baths: 0 half baths

Area: 1810 sq ft

Year built: 2006

Parcel Number: 292430033000830

GarageSpaces: 2

Minimun Lease: 6 Months

Flood Zone Date: 2018-06-20

OccupantType: Vacant

PhotosCount: 32

List Agent MLS ID: 272560828

Rooms

Room type	Dimensions	Level	Length	Width
Primary Bedroom	12x17	First	17	12
Bedroom 2	10x10	First	10	10
Bedroom 3	10x10	First	10	10
Dining Room	12x14	First	14	12
Living Room	12x14	First	14	12
Kitchen	12x12	First	12	12



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Address: 1420 Celebration Blvd. Suite 104, Celebration, FL 34747

Building Details

Sewer: Public Sewer

Fencing: Fenced, Vinyl

Levels: One

Exterior material: Block, Stucco

Building Area Total: 2347 sq ft

Foundation Details: Slab

NewConstructionYN: No

Roof: Shingle

Amenities & Features

Features: Ceiling Fan(s), Open Floorplan, Primary Bedroom Main Floor, Thermostat

ExteriorFeatures: Awning(s), Sidewalk

Waterfront available: No

AttachedGarageYN: Yes

Flooring: Laminate, Tile

Laundry Features: Laundry Room

PoolPrivateYN: No

Amenities: Built-In Oven, Dishwasher, Dryer, Microwave, Refrigerator, Washer

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

GarageYN: Yes

Cooling: Central Air

Heating: Central, Electric

CoolingYN: Yes

FireplaceYN: No

Fees and Taxes

Association Fee Frequency: Quarterly

Total Annual Fees: \$790.08

CDDYN: -81.338126, 28.372051,

Total Monthly Fees: \$65.84



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