

# 2453 FORMAX DR

<https://theteamjimenez.com>



\$369,500



Welcome home to this beautifully maintained 3-bedroom, 2.5-bath townhome in the highly sought-after community of Avalon Park. Offering the perfect blend of comfort, style, and convenience, this home is move-in ready and designed for easy living. Step inside to a spacious, light-filled family room that flows seamlessly into the kitchen, creating an ideal layout for [...]

- 3 beds
- 3 baths
- Residential
- Townhouse
- Active
- 1666 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:** Townhouse

**Status:** Active

**Bathrooms:** 3 baths

**Total rooms:** 6

**Lot size:** 2875 sq ft

**ListOfficeName:** TRANSCEND REALTY

**Zoning:** P-D

**Bathrooms Full:** 2

**Flood Zone Code:** X

**Listing Contract Date:** 2026-02-12

**AssociationYN:** 1

**LotSizeAcres:** 0.07

**Type:** Residential

**Bedrooms:** 3 beds

**Half baths:** 1 half bath

**Area:** 1666 sq ft

**Year built:** 2009

**Parcel Number:** 062332100705580

**GarageSpaces:** 2

**Minimun Lease:** 1-2 Years

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

**OccupantType:** Vacant

**PhotosCount:** 26

**List Agent MLS ID:** 272509129

## Rooms

Room type	Level
Primary Bathroom	Second
Kitchen	First
Bedroom 2	Second
Great Room	First
Bedroom 3	Second
Primary Bedroom	Second



### Call us now

Phone: (914) 230-2513

Email: [ashley@larosainternacional.com](mailto:ashley@larosainternacional.com)

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

---

## Building Details

**Sewer:** Public Sewer

**Foundation Details:** Slab

**NewConstructionYN:** No

**Roof:** Shingle

**Building Area Total:** 2167 sq ft

**Levels:** Two

**Exterior material:** Block, Stucco

**Parking:** Garage Faces Rear

---

## Amenities & Features

**Features:** Ceiling Fan(s), Living Room/Dining Room Combo, Solid Surface Counters, Solid Wood Cabinets, Thermostat

**CommunityFeatures:** Deed Restrictions, Park, Playground, Pool, Tennis Court(s)

**Utilities:** Cable Available, Electricity Available, Sewer Available, Water Available

**GarageYN:** Yes

**Cooling:** Central Air

**Heating:** Central, Electric

**CoolingYN:** Yes

**FireplaceYN:** No

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

**ExteriorFeatures:** Sidewalk, Sliding Doors

**Waterfront available:** No

**AttachedGarageYN:** Yes

**Flooring:** Carpet, Ceramic Tile

**Laundry Features:** Electric Dryer Hookup, Inside, Laundry Closet, Washer Hookup

**PoolPrivateYN:** No

---

## Nearby Schools

**Middle Or Junior School:** Avalon Middle **Elementary School:** Stone Lake Elem

**High School:** Timber Creek High

---

## Fees and Taxes

**Association Fee Frequency:** Quarterly

**Total Annual Fees:** \$3,140

**CDDYN:** -81.153619, 28.518244,

**Total Monthly Fees:** \$261.67



### Call us now

Phone: (914) 230-2513

Email: [ashley@larosainternacional.com](mailto:ashley@larosainternacional.com)

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