2505 ARRAN CT

https://theteamjimenez.com









Finally, a 3-Bedroom POOL home with 2-Bath PLUS OFFICE (flex space) with NO REAR NEIGHBORS in the highly prized community of Citrus Highlands! This quality-built block home has been maintained by its ORIGINAL OWNER (so the building plans are available for review). You will find this perfect one-story home has a conveniently WIDENED STAMPED DRIVEWAY [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1843 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

Type: Residential

Status: Active

Bedrooms: 3 beds

Bathrooms: 2 baths

Half baths: 0 half baths

Total rooms: 8

Area: 1843 sq ft

Lot size: 6606 sq ft

Year built: 2001

ListOfficeName: DANA REALTY GROUP, LLC

Parcel Number: 232426030000000200

Zoning: PUD

GarageSpaces: 1

Bathrooms Full: 2

Minimun Lease: 8-12 Months

Homestead: 1

Flood Zone Code: x

Listing Contract Date: 2026-06-01

OccupantType: Owner

AdditionalRooms: Attic, Breakfast Room Separate, Formal Dining Room Separate, Great Room, Storage Rooms

AssociationYN: 1

PhotosCount: 35

LotSizeAcres: 0.15

List Agent MLS ID: 261200671

Rooms

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Room type	Dimensions	Level	Length	Width
Primary Bedroom	14x13	First	13	14
Dining Room	13x10	First	10	13
Living Room	16x22	First	22	16
Bedroom 2	12x10	First	10	12
Kitchen	12x16	First	16	12
Bedroom 3	10x12	First	12	10
Utility Room		First		
Dinette	12x11	First	11	12

Building Details

Other Structures: Outdoor Kitchen, Workshop
Building Area Total: 2646 sq ft
Foundation Details: Slab
ArchitecturalStyle: Florida, Other
Exterior material: Block, Other, Stucco
Parking: Open, Other, Workshop in Garage

Sewer: Public Sewer
Fencing: Fenced, Vinyl
Levels: One
NewConstructionYN: No
Roof: Shingle

Amenities & Features

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Features: Ceiling Fan(s), High Ceilings, Primary Bedroom Main Floor, Skylight(s), Solid Surface Counters, Walk-In Closet(s), Window Treatments

Amenities: Dishwasher, Disposal, Dryer, Electric Water Heater, Microwave, Other, Range, Refrigerator, Washer

CommunityFeatures: Clubhouse, Community Mailbox, Park, Pool, Sidewalks

ExteriorFeatures: Irrigation System, Lighting, Outdoor Kitchen, Private Yard, Sidewalk, Sliding Doors

PoolFeatures: Gunite, In Ground, Lighting, Screen Enclosure

Utilities: Cable Connected, Electricity Connected, Public, Water Connected

Patio & Porch Features: Covered, Patio, Rear Porch, Screened

Waterfront available: No

GarageYN: Yes

AttachedGarageYN: Yes

Cooling: Central Air

Flooring: Tile, Vinyl

Heating: Central

Laundry Features: Inside, Laundry Room

CoolingYN: Yes

PoolPrivateYN: Yes

FireplaceYN: No

Nearby Schools

Middle Or Junior School: Windy Hill Middle

Elementary School: Sawgrass bay Elementary

High School: East Ridge High

Fees and Taxes

Association Fee Frequency: Quarterly

CDDYN: -81.687644, 28.382937,

Total Annual Fees: $1,032

Total Monthly Fees: $86

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