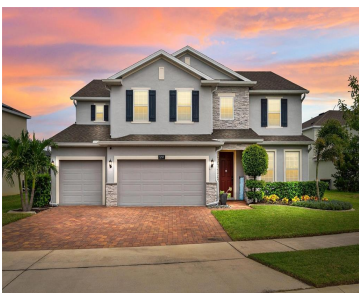


3297 WAUSEON DR

<https://theteamjimenez.com>



This extraordinary 3,800 sq. ft. Exbury plan offers a luxurious waterfront lifestyle on a beautiful homesite at Hanover Lakes, featuring an open-concept design with 5 Bedrooms, 3.5 Baths, and a 3-car garage, highlighted by an incredible 1st Floor Primary Suite. The property provides direct water access via a navigable canal to the Alligator Chain of [...]

- 5 beds
- 4 baths
- Residential
- Single Family Residence
- Active
- 3854 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: 4 baths

Total rooms: 11

Lot size: 9148 sq ft

ListOfficeName: BHHS FLORIDA REALTY

Zoning: R1A

Bathrooms Full: 3

Homestead: 1

Flood Zone Date: 2013-06-18

OccupantType: Owner

AssociationYN: 1

LotSizeAcres: 0.21

Type: Residential

Bedrooms: 5 beds

Half baths: 1 half bath

Area: 3854 sq ft

Year built: 2020

Parcel Number: 202631344400011170

GarageSpaces: 3

Minimun Lease: 7 Months

Flood Zone Code: X

Listing Contract Date: 2025-10-02

AdditionalRooms: Formal Dining Room Separate, Inside Utility

PhotosCount: 89

List Agent MLS ID: 261067865

Rooms

| Room type | Dimensions | Level | Length | Width |
|---------------------|------------|--------|--------|-------|
| Dining Room | 11x14 | First | 14 | 11 |
| Great Room | 18x24 | First | 24 | 18 |
| Kitchen | 12x19 | First | 19 | 12 |
| Dinette | 12x14 | First | 14 | 12 |
| Balcony/Porch/Lanai | 19x11 | First | 11 | 19 |
| Primary Bedroom | 16x17 | First | 17 | 16 |
| Bedroom 2 | | Second | | |
| Bedroom 4 | 11x12 | Second | 12 | 11 |
| Bedroom 5 | 13x11 | Second | 11 | 13 |
| Bonus Room | 18x19 | Second | 19 | 18 |
| Bedroom 3 | 11x11 | Second | 11 | 11 |

Building Details



Call us now

Phone: (914) 230-2513

Email: ashley@larosainternacional.com

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

Sewer: Public Sewer

Foundation Details: Slab

NewConstructionYN: No

Roof: Shingle

Building Area Total: 5266 sq ft

Levels: Two

Exterior material: Block, Stone, Stucco, Wood Frame

Parking: Garage Door Opener

Amenities & Features

Features: Ceiling Fan(s), Open Floorplan, Primary Bedroom Main Floor, Split Bedroom, Walk-In Closet(s)

CommunityFeatures: Community Boat Ramp, Fishing, Private Boat Ramp, Water Access, Park, Playground, Pool, Sidewalks

ExteriorFeatures: Irrigation System, Lighting, Sidewalk, Sliding Doors

Utilities: Cable Connected, Electricity Connected, Fire Hydrant, Underground Utilities, Water Connected

GarageYN: Yes

AttachedGarageYN: Yes

Flooring: Carpet, Ceramic Tile, Luxury Vinyl

Laundry Features: Inside, Laundry Room

PoolPrivateYN: Yes

Amenities: Cooktop, Dishwasher, Disposal, Electric Water Heater, Microwave, Refrigerator

WindowFeatures: Double Pane Windows

PoolFeatures: Auto Cleaner, Gunite, Heated, Lighting, Screen Enclosure

Waterfront available: Yes

Waterfront Features: Canal - Freshwater

Cooling: Central Air

Heating: Central

CoolingYN: Yes

FireplaceYN: No

Nearby Schools

Middle Or Junior School: Harmony Middle

Elementary School: Hickory Tree Elem

High School: Harmony High

Fees and Taxes

Association Fee Frequency: Quarterly

Total Annual Fees: \$1,371.80

CDDYN: -81.238906, 28.202252, 1

Total Monthly Fees: \$114.32



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