

# 4422 RIVER BEACON BLVD

<https://theteamjimenez.com>



\$403,490

One or more photo(s) has been virtually staged. Under Construction. This two-story Georgia will definitely be on your mind... This beauty highlights a modern open layout, seamlessly integrating a first-floor kitchen with a central island, a dining room and a welcoming family room with patio access. On the same level is a private owner's suite [...]



- 6 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2463 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:** 9

**Lot size:** 4791 sq ft

**ListOfficeName:** LENNAR REALTY

**Zoning:** P-D

**Bathrooms Full:** 3

**Flood Zone Code:** X

**OccupantType:** Vacant

**AssociationYN:** 1

**LotSizeAcres:** 0.11

**Type:** Residential

**Bedrooms:** 6 beds

**Half baths:** 0 half baths

**Area:** 2463 sq ft

**Year built:** 2025

**Parcel Number:** 272619705018031410

**GarageSpaces:** 2

**Minimun Lease:** 8-12 Months

**Listing Contract Date:** 2025-09-03

**AdditionalRooms:** Family Room, Inside Utility

**PhotosCount:** 30

**List Agent MLS ID:** 261550712

## Rooms



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Room type	Dimensions	Level	Length	Width
Great Room	15x14	First	14	15
Primary Bedroom	15x12	Second	12	15
Bedroom 2	13x10	First	10	13
Kitchen	13x17	First	17	13
Bedroom 3	12x10	Second	10	12
Dining Room	12x12	First	12	12
Bedroom 4	11x11	Second	11	11
Bedroom 5	11x11	Second	11	11
Additional Bedroom	11x11	Second	11	11

## Building Details

**Sewer:** Public Sewer

**Foundation Details:** Slab

**NewConstructionYN:** Yes

**Roof:** Shingle

**Building Area Total:** 2863 sq ft

**Levels:** Two

**Exterior material:** Block, Stucco

**Parking:** Driveway, Garage Door Opener

## Amenities & Features



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**Features:** In Wall Pest System, Open Floorplan, Solid Surface Counters

**CommunityFeatures:** Dog Park, Playground, Pool

**Utilities:** Electricity Available, Electricity Connected, Fiber Optics, Street Lights, Underground Utilities

**Waterfront available:** No

**AttachedGarageYN:** Yes

**Flooring:** Carpet, Ceramic Tile

**Laundry Features:** Inside

**PoolPrivateYN:** No

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

**ExteriorFeatures:** Rain Gutters, Sidewalk

**Patio & Porch Features:** Screened

**GarageYN:** Yes

**Cooling:** Central Air

**Heating:** Central, Electric

**CoolingYN:** Yes

**FireplaceYN:** No

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## Nearby Schools

**Elementary School:** Bella Citta Elementary

**High School:** Ridge Community Senior High

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## Fees and Taxes

**Association Fee Frequency:** Monthly

**Total Annual Fees:** \$600

**CDDYN:** -81.65029009, 28.20917925, 1

**Total Monthly Fees:** \$50



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