

# 450 NOVI PATH

<https://theteamjimenez.com>



Welcome to your dream Florida retreat in the sought-after Encore at Reunion Resort! This grand and luxurious pool home delivers the ultimate WOW factor, offering 8 bedrooms, 7 bathrooms, and over 3,400 square feet of thoughtfully designed living space perfect for entertaining, vacationing, or generating rental income. The open-concept kitchen, dining, and great room create [...]

- 8 beds
- 7 baths
- Residential
- Single Family Residence
- Active
- 3412 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:** 7 baths

**Total rooms:** 10

**Lot size:** 5227 sq ft

**ListOfficeName:** REALTY ONE GROUP SUNSHINE

**Zoning:** RESI

**Bathrooms Full:** 7

**Flood Zone Code:** x

**OccupantType:** Vacant

**PhotosCount:** 56

**List Agent MLS ID:** 261562698

**Type:** Residential

**Bedrooms:** 8 beds

**Half baths:** 0 half baths

**Area:** 3412 sq ft

**Year built:** 2016

**Parcel Number:** 222527492400011210

**GarageSpaces:** 2

**Minimun Lease:** 1-7 Days

**Listing Contract Date:** 2026-06-13

**AssociationYN:** 1

**LotSizeAcres:** 0.12

---

## Rooms



### Call us now

Phone: (914) 230-2513

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

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

Room type	Dimensions	Level	Length	Width
Bedroom 4	13x12	Second	12	13
Primary Bedroom	16x13	Second	13	16
Living Room	15x28	First	28	15
Bedroom 2	13x12	First	12	13
Additional Bedroom	12x11	Second	11	12
Bedroom 3	13x12	Second	12	13
Kitchen	15x15	First	15	15
Bedroom 1	14x12	First	12	14
Bedroom 5	13x11	Second	11	13
Additional Bedroom	12x11	Second	11	12

## Building Details

**Sewer:** Public Sewer

**Foundation Details:** Slab

**NewConstructionYN:** No

**Roof:** Tile

**Building Area Total:** 4045 sq ft

**Levels:** Two

**Exterior material:** Block



### Call us now

Phone: (914) 230-2513

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

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

---

## Amenities & Features

**Features:** Ceiling Fan(s)

**ExteriorFeatures:** Irrigation System

**Utilities:** Cable Available, Electricity Connected, Natural Gas Connected

**GarageYN:** Yes

**Cooling:** Central Air

**Heating:** Central

**CoolingYN:** Yes

**FireplaceYN:** No

**Amenities:** Cooktop, Dishwasher, Disposal, Dryer, Microwave, Refrigerator, Washer

**PoolFeatures:** In Ground

**Waterfront available:** No

**AttachedGarageYN:** Yes

**Flooring:** Laminate

**Laundry Features:** Laundry Closet

**PoolPrivateYN:** Yes

---

## Fees and Taxes

**Association Fee Frequency:** Monthly

**Total Annual Fees:** \$1,531.56

**CDDYN:** -81.592606, 28.294087, 1

**Total Monthly Fees:** \$127.63



### Call us now

Phone: (914) 230-2513

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

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