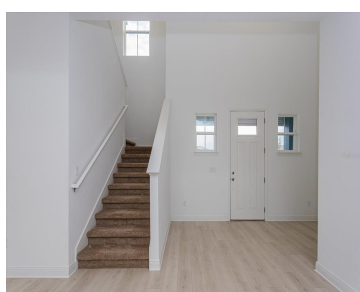


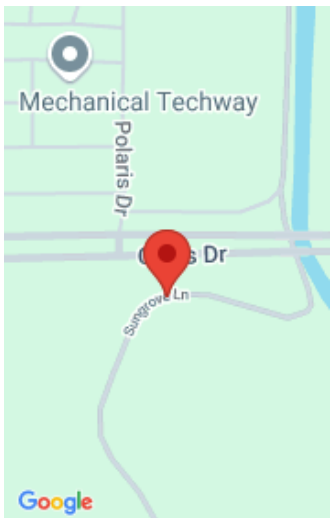
# 6370 TRAILBLAZE BND

<https://theteamjimenez.com>



MOVE IN READY HOME!! Spacious home in front of Conservation! This home is in one of Central Florida's fastest-growing communities, Sunbridge. There will be a brand new K-8 school coming next year, a marina with eateries and shops. Home comes with a gourmet kitchen, upgraded cabinets, and countertops with a Bonus extended lanai!

- 4 beds
- 4 baths
- Residential
- Single Family Residence
- Active
- 2970 sq ft



## Call us now

Phone: (914) 230-2513  
Email: [ashley@larosainternacional.com](mailto:ashley@larosainternacional.com)  
Address: 1420 Celebration Blvd. Suite 104, Celebration, FL 34747

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## Basics

**Category:** Single Family Residence

**Status:** Active

**Bathrooms:** 4 baths

**Total rooms:** 10

**Lot size:** 10570 sq ft

**ListOfficeName:** OLYMPUS EXECUTIVE REALTY INC

**Zoning:** PUD

**Bathrooms Full:** 3

**Flood Zone Code:** x

**OccupantType:** Vacant

**AssociationYN:** 1

**LotSizeAcres:** 0.24

**Type:** Residential

**Bedrooms:** 4 beds

**Half baths:** 1 half bath

**Area:** 2970 sq ft

**Year built:** 2023

**Parcel Number:** 022531553800012930

**GarageSpaces:** 3

**Minimun Lease:** 8-12 Months

**Listing Contract Date:** 2023-11-18

**AdditionalRooms:** Inside Utility

**PhotosCount:** 28

**List Agent MLS ID:** 261203477

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## Rooms



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Room type	Dimensions	Level	Length	Width
Primary Bedroom	17.2x14.9	Second	14.9	17.2
Primary Bathroom	11.4x12	Second		
Primary Bedroom 2	12.7x17.3	First	17.3	12.7
Bedroom 2	15.8x14.3	Second	14.3	15.8
Bathroom 3	11.3x9.4	Second	9.4	11.3
Bathroom 3	18.2x21.11	First	21.11	18.2
Living Room	18.5x17.9	First	17.9	18.5
Dining Room	14.1x12.9	First	12.9	14.1
Kitchen	11x16	First	16	11
Balcony/Porch/Lanai	33.6x14	First	14	33.6

## Building Details

**Sewer:** Public Sewer

**Foundation Details:** Slab

**Architectural Style:** Traditional

**Exterior material:** Cement Siding, Wood Frame

**Parking:** Driveway, Garage Door Opener, Garage Faces Side, Split Garage

**Building Area Total:** 3997 sq ft

**Levels:** Two

**New Construction YN:** Yes

**Roof:** Shingle



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## Amenities & Features

**Features:** Open Floorplan, Primary Bedroom Upstairs, Split Bedroom, Stone Counters, Thermostat, Walk-In Closet(s)

**Community Features:** Deed Restrictions, Playground, Pool, Sidewalks

**Exterior Features:** Irrigation System, Sliding Doors

**Utilities:** Electricity Available, Solar, Sprinkler Meter, Underground Utilities, Water Connected

**Waterfront available:** No

**Attached Garage YN:** Yes

**Flooring:** Carpet, Ceramic Tile, Laminate

**Laundry Features:** Inside, Laundry Room

**Pool Private YN:** No

**Amenities:** Built-In Oven, Cooktop, Dishwasher, Disposal, Microwave, Range, Range Hood

**Window Features:** ENERGY STAR Qualified Windows

**Pool Features:** Indoor

**Patio & Porch Features:** Front Porch, Porch

**Garage YN:** Yes

**Cooling:** Central Air

**Heating:** Central

**Cooling YN:** Yes

**Fireplace YN:** No

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## Nearby Schools

**Middle Or Junior School:** Narcoossee Middle **Elementary School:** Narcoossee Elementary

**High School:** Harmony High

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## Fees and Taxes

**Association Fee Frequency:** Monthly

**Total Annual Fees:** \$1,656

**CDDYN:** -81.175846, 28.333306, 1

**Total Monthly Fees:** \$138



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