# 7430 BEAR CLAW RUN

https://theteamjimenez.com










Welcome to this beautifully maintained home nestled in a quiet, established East Orlando neighborhood, offering the perfect balance of comfort, functionality, and exceptional location convenience. This move-in-ready property is ideal for homeowners, families, or investors seeking long-term value in one of Orlando’s most accessible areas. ust minutes from University of Central Florida, one of the […]

- 4 beds
- 4 baths
- Residential
- Single Family Residence
- Active
- 2384 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: 4** beds

**Bathrooms: 4** baths

**Half baths: 1** half bath

**Total rooms:** 7

**Area: 2384** sq ft

**Lot size: 5320** sq ft

**Year built:** 2005

**ListOfficeName:** MMYM SERVICES, LLC

**Parcel Number:** 232230134300040

**Zoning:** R-1

**GarageSpaces:** 2

**Bathrooms Full:** 3

**Minimun Lease:** 8-12 Months

**Homestead:** 1

**Flood Zone Code:** X

**Flood Zone Date:** 2009-09-25

**Listing Contract Date:** 2026-02-23

**OccupantType:** Owner

**AssociationYN:** 1

**PhotosCount:** 26

**LotSizeAcres:** 0.12

**List Agent MLS ID:** 261086282

## Rooms


### Call us now

Phone: (914) 230-2513

Email: ashley@larosainternacional.com

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

| Room type | Dimensions | Level | Length | Width |
|---|---|---|---|---|
| Primary Bedroom | 16x14 | First | 14 | 16 |
| Bedroom 2 | 12x10 | Second | 10 | 12 |
| Bedroom 3 | 11x12 | Second | 12 | 11 |
| Bedroom 4 | 12x13 | Second | 13 | 12 |
| Kitchen | 10x10 | First | 10 | 10 |
| Dining Room | 10x14 | First | 14 | 10 |
| Living Room | 12x14 | First | 14 | 12 |

## Building Details

**Sewer:** Public Sewer

**Foundation Details:** Block, Slab

**NewConstructionYN:** No

**Roof:** Shingle

**Building Area Total: 2603** sq ft

**Levels:** Two

**Exterior material:** Block

## Amenities & Features


### Call us now

Phone: (914) 230-2513

Email: ashley@larosainternacional.com

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

**Features:** Ceiling Fan(s), Kitchen/Family Room Combo, Living Room/Dining Room Combo, Primary Bedroom Main Floor, Walk-In Closet(s)

**Amenities:** Dishwasher, Electric Water Heater, Microwave, Range, Refrigerator

**CommunityFeatures:** Playground

**ExteriorFeatures:** Irrigation System

**Utilities:** Electricity Connected, Public

**Waterfront available:** No

**GarageYN:** Yes

**AttachedGarageYN:** Yes

**Cooling:** Central Air

**Flooring:** Ceramic Tile, Laminate

**Heating:** Central, Heat Pump

**Laundry Features:** Laundry Room

**CoolingYN:** Yes

**PoolPrivateYN:** No

**FireplaceYN:** No

## Nearby Schools

**Middle Or Junior School:** Union Park Middle

**Elementary School:** Forsyth Woods Elementary

**High School:** Colonial High

## Fees and Taxes

**Association Fee Frequency:** Quarterly

**CDDYN:** -81.278081, 28.560628,

**Total Annual Fees:** $600

**Total Monthly Fees:** $50


### Call us now

Phone: (914) 230-2513

Email: ashley@larosainternacional.com

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