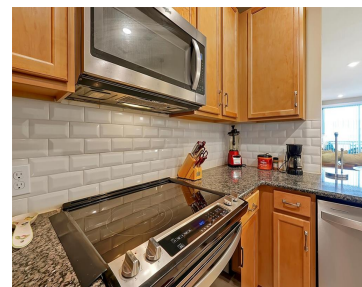


# 7565 LAUREATE BLVD #3308

<https://theteamjimenez.com>



\$345,900



Welcome to The Gatherings of Lake Nona, a premier 55+ active adult community. This stunning third-floor condo offers two spacious en suite bedrooms, two baths, a private balcony, central elevator access, and a 1-car garage attached to the building. Built in 2022, the open layout seamlessly blends the kitchen, dining, and living areas—perfect for everyday [...]

- 2 beds
- 2 baths
- Residential
- Condominium
- Active
- 1368 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:** Condominium  
**Status:** Active  
**Bathrooms:** 2 baths  
**Total rooms:** 7  
**Lot size:** 1519 sq ft  
**ListOfficeName:** REAL BROKER, LLC  
**Zoning:** RES  
**Bathrooms Full:** 2  
**UnitNumber:** 3308  
**Flood Zone Code:** X500  
**Listing Contract Date:** 2025-07-28  
**AssociationYN:** 1  
**LotSizeAcres:** 0.03

**Type:** Residential  
**Bedrooms:** 2 beds  
**Half baths:** 0 half baths  
**Area:** 1368 sq ft  
**Year built:** 2022  
**Parcel Number:** 252430312003308  
**GarageSpaces:** 1  
**Minimun Lease:** 8-12 Months  
**Homestead:** 1  
**Flood Zone Date:** 2018-06-20  
**OccupantType:** Tenant  
**PhotosCount:** 40  
**List Agent MLS ID:** 261209159

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## Rooms



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Room type	Level
Primary Bedroom	First
Great Room	First
Bedroom 2	First
Primary Bathroom	First
Balcony/Porch/Lanai	First
Kitchen	First
Laundry	First

## Building Details

**Sewer:** Public Sewer      **Building Area Total:** 1368 sq ft  
**Foundation Details:** Slab      **Levels:** One  
**New ConstructionYN:** No      **Exterior material:** Vinyl Siding  
**Roof:** Metal, Shingle      **Parking:** Assigned, Garage Door Opener, On-street

## Amenities & Features



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**Features:** Eating Space In Kitchen, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Tray Ceiling(s), Walk-In Closet(s)

**CommunityFeatures:** Clubhouse, Community Mailbox, Dog Park, Fitness Center, Pool, Sidewalks, Tennis Court(s)

**Utilities:** Public

**GarageYN:** Yes

**Cooling:** Central Air

**Heating:** Central, Electric

**CoolingYN:** Yes

**FireplaceYN:** No

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

**ExteriorFeatures:** Balcony, Dog Run, Irrigation System, Lighting, Other, Outdoor Grill, Outdoor Kitchen, Sidewalk, Tennis Court(s)

**Waterfront available:** No

**AttachedGarageYN:** No

**Flooring:** Carpet, Tile

**Laundry Features:** Laundry Room

**PoolPrivateYN:** No

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## Nearby Schools

**Middle Or Junior School:** Lake Nona Middle School **Elementary School:** Laureate Park Elementary

**High School:** Lake Nona High

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## Fees and Taxes

**Association Fee Frequency:** Monthly

**Total Annual Fees:** \$7,608

**CDDYN:** -81.269252, 28.368645, 1

**Total Monthly Fees:** \$634



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