

# 7760 SANDY RIDGE DR #112

<https://theteamjimenez.com>



RESORT STYLE OPPORTUNITY! This spacious 3 bedroom, 3 bathroom condominium in Spectrum at Reunion offers over 1,500 sq. ft. of living space designed for both comfort and income potential. Featuring an open floor plan, large primary suite, and an expansive 40-foot lanai with garden views, this property is ideal as a luxury vacation retreat or [...]

- 3 beds
- 3 baths
- Residential
- Condominium
- Active
- 1503 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:** 3 baths

**Total rooms:** 6

**Lot size:** 255 sq ft

**ListOfficeName:** COLDWELL BANKER RESIDENTIAL RE

**Zoning:** RES

**Minimun Lease:** No Minimum

**Flood Zone Code:** X

**OccupantType:** Vacant

**PhotosCount:** 29

**List Agent MLS ID:** 265505493

**Type:** Residential

**Bedrooms:** 3 beds

**Half baths:** 0 half baths

**Area:** 1503 sq ft

**Year built:** 2023

**Parcel Number:** 272527574800121120

**Bathrooms Full:** 3

**UnitNumber:** 112

**Listing Contract Date:** 2025-09-18

**AssociationYN:** 1

**LotSizeAcres:** 0.06

## Rooms

Room type	Dimensions	Level	Length	Width
Kitchen	9x11	First	11	9
Living Room	17x22	First	22	17
Bedroom 2	14x12	First	12	14
Primary Bedroom	14x15	First	15	14
Bedroom 3	11x12	First	12	11
Balcony/Porch/Lanai	40x16	First	16	40



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## Building Details

**Sewer:** Public Sewer

**Fencing:** Vinyl

**Levels:** One

**Exterior material:** HardiPlank Type, Stucco, Wood Frame

**Parking:** Curb Parking

**Building Area Total:** 1503 sq ft

**Foundation Details:** Block

**NewConstructionYN:** No

**Roof:** Other

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## Amenities & Features

**Features:** Ceiling Fan(s), Thermostat

**CommunityFeatures:** Clubhouse, Community Mailbox, Fitness Center, Gated Community - Guard, Golf Carts OK, Playground, Pool

**Utilities:** Public, Water Available

**GarageYN:** No

**Cooling:** Central Air

**Heating:** Electric, Natural Gas

**CoolingYN:** Yes

**FireplaceYN:** No

**Amenities:** None

**ExteriorFeatures:** Other, Sliding Doors

**Waterfront available:** No

**AttachedGarageYN:** No

**Flooring:** Carpet, Tile

**Laundry Features:** Electric Dryer Hookup, Laundry Closet, Washer Hookup

**PoolPrivateYN:** No

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## Nearby Schools

**Middle Or Junior School:** Horizon Middle **Elementary School:** Reedy Creek Elem (K 5)

**High School:** Poinciana High School

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## Fees and Taxes

**Association Fee Frequency:** Monthly

**Total Annual Fees:** \$9,384

**CDDYN:** -81.593279, 28.27441, 1

**Total Monthly Fees:** \$782



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