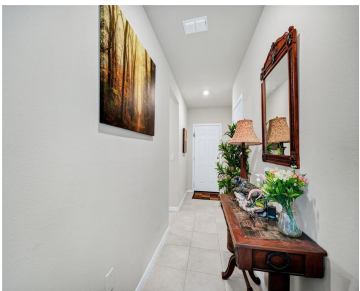


# 917 WADING WATERS WAY

<https://theteamjimenez.com>



Professional Pictures will be uploaded next week - Welcome to this beautifully maintained 4-bedroom, 3-bathroom home 2208 sqft built in 2022 by Centex Homes featuring the popular McNair floor plan. No CDD! Nestled within the gated community of Cagan Crossings, this home offers the perfect blend of comfort, style, and convenience — and is priced [...]

- 4 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2208 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:** 3 baths

**Total rooms:** 4

**Lot size:** 5189 sq ft

**ListOfficeName:** SIMPSON REALTY LLC

**GarageSpaces:** 2

**Minimun Lease:** 1-2 Years

**Flood Zone Date:** 2012-12-18

**OccupantType:** Tenant

**PhotosCount:** 52

**List Agent MLS ID:** 261224609

**Type:** Residential

**Bedrooms:** 4 beds

**Half baths:** 0 half baths

**Area:** 2208 sq ft

**Year built:** 2022

**Parcel Number:** 362426010100025500

**Bathrooms Full:** 3

**Flood Zone Code:** X

**Listing Contract Date:** 2025-11-02

**AssociationYN:** 1

**LotSizeAcres:** 0.12

## Rooms

Room type	Level
Kitchen	First
Primary Bathroom	Second
Living Room	First
Primary Bedroom	Second

## Building Details



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Phone: (914) 230-2513

Email: ashley@larosainternacional.com

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

**Sewer:** Public Sewer  
**Foundation Details:** Slab  
**NewConstructionYN:** No  
**Roof:** Shingle

**Building Area Total:** 2870 sq ft  
**Levels:** Two  
**Exterior material:** Other, Stucco

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## Amenities & Features

<b>Features:</b> Open Floorplan, Other, Thermostat, Walk-In Closet(s)	<b>Amenities:</b> Dishwasher, Disposal, Dryer, Electric Water Heater, Microwave, Other, Refrigerator, Washer
<b>ExteriorFeatures:</b> Irrigation System, Lighting, Other, Sidewalk, Sliding Doors	<b>Utilities:</b> Electricity Connected
<b>Waterfront available:</b> No	<b>GarageYN:</b> Yes
<b>AttachedGarageYN:</b> Yes	<b>Cooling:</b> Central Air
<b>Flooring:</b> Carpet, Ceramic Tile	<b>Heating:</b> Central
<b>Laundry Features:</b> Laundry Room	<b>CoolingYN:</b> Yes
<b>PoolPrivateYN:</b> No	<b>FireplaceYN:</b> No

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## Fees and Taxes

<b>Association Fee Frequency:</b> Monthly	<b>CDDYN:</b> -81.669417, 28.360013,
<b>Total Annual Fees:</b> \$1,413.12	<b>Total Monthly Fees:</b> \$117.76



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