

9708 OLD PATINA WAY

<https://theteamjimenez.com>



Spacious and beautifully two-story 3 bedrooms, 2.5 bath home, designed for comfort and elegant living in the desirable LAKE NONA area. The home offers LOW HOA \$29(monthly), a NEW A/C (2023), FULLY PAID SOLAR PANELS, and indoor fire sprinkles on both levels for added safety, efficiency and energy savings. On the first floor you will [...]

- 3 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2726 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

Status: Active

Bathrooms: 3 baths

Total rooms: 10

Lot size: 5724 sq ft

ListOfficeName: FAMILY HERITAGE REALTY

Zoning: PD

Bathrooms Full: 2

Homestead: 1

Listing Contract Date: 2026-03-18

AdditionalRooms: Bonus Room, Family Room, Formal Dining Room Separate, Formal Living Room Separate, Loft

PhotosCount: 55

List Agent MLS ID: 261226832

Type: Residential

Bedrooms: 3 beds

Half baths: 1 half bath

Area: 2726 sq ft

Year built: 2006

Parcel Number: 052431249201540

GarageSpaces: 2

Minimum Lease: No Minimum

Flood Zone Code: X

OccupantType: Owner

AssociationYN: 1

LotSizeAcres: 0.13

Rooms



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Room type	Dimensions	Level	Length	Width
Primary Bedroom	19x13	Second	13	19
Loft	14x13	Second	13	14
Kitchen	11x11	First	11	11
Bonus Room	18x15	Second	15	18
Dining Room	13x11	First	11	13
Living Room	15x14	First	14	15
Family Room	24x15	First	15	24
Dinette	10x8	First	8	10
Bedroom 3	12x11	Second	11	12
Bedroom 2	12x11	Second	11	12

Building Details

Sewer: Public Sewer

Foundation Details: Slab

NewConstructionYN: No

Roof: Shingle

Building Area Total: 3330 sq ft

Levels: Two

Exterior material: Stucco



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Amenities & Features

Features: Ceiling Fan(s), Crown Molding, Dry Bar, Eating Space In Kitchen, PrimaryBedroom Upstairs, Solid Wood Cabinets, Stone Counters, Walk-In Closet(s), Window Treatments

WindowFeatures: Window Treatments

Utilities: Cable Connected, Electricity Connected, Water Connected

Waterfront available: No

AttachedGarageYN: No

Electric: Photovoltaics Seller Owned

Heating: Central, Electric

CoolingYN: Yes

FireplaceYN: No

Amenities: Dishwasher, Dryer, Electric Water Heater, Microwave, Range, Refrigerator, Solar Hot Water Owned, Washer

ExteriorFeatures: Sliding Doors

Patio & Porch Features: Rear Porch

GarageYN: Yes

Cooling: Central Air

Flooring: Carpet, Laminate, Tile

Laundry Features: Upper Level

PoolPrivateYN: No

Nearby Schools

Middle Or Junior School: Innovation Middle School **Elementary School:** Sun Blaze Elementary

High School: Lake Nona High

Fees and Taxes

Association Fee Frequency: Annually

Total Annual Fees: \$344.36

CDDYN: -81.23704, 28.426658, 1

Total Monthly Fees: \$28.70



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