



\$320,000

**1001 UMBRIA DRIVE, KISSIMMEE, FL, US,  
34759**

<https://livefabuloso.com>

BRING AN OFFER MOTIVATED SELLER! Like New MAGARI MODEL HOME on a Beautiful CORNER LOT! 2 Bedroom + Den home [...]

- 2 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 2242 sq ft



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## Basics

**Status:** Active

**Date added:** Added 4 months ago

**MlsStatus:** Active

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## Interior



**Bedrooms:** 2 beds

**Rooms Total:** 6

**Cooling:** Central Air

**Flooring:** Carpet, Porcelain Tile

**Interior Features:** High Ceilings, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Walk-In Closet(s)

**Pets Allowed:** Cats OK, Dogs OK

**Bathrooms:** 2 baths

**Heating:** Electric

**Appliances:** Dishwasher, Microwave, Range

**Area:** 2242 sq ft

**FireplaceYN:** false

**Furnished:** Unfurnished

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## Exterior & Property Details

**Has Garage:** true

**Exterior Features:** Irrigation System

**PoolPrivateYN:** false

**Lot Size (Acres):** 0.12 acres

**Lot Features:** Corner Lot

**Garage Spaces:** 2

**Has Pool:** false

**Has Waterfront:** false

**Lot Size (SqFt):** 5415

**Flood Zone Code:** X

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## Construction

**Type:** Residential

**Year built:** 2023

**ExteriorConstruction:** Block

**Direction Faces:** East

**Category:** Single Family Residence

**Foundation:** Slab

**NewConstructionYN:** false

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## Utilities & Green Energy

**Utilities:** BB/HS Internet Available, Cable Connected, Electricity Available, **WaterSource:** Public Public, Sewer Connected, Street Lights, Underground Utilities

**Sewer:** Public Sewer



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## Community & HOA

**Community:** SOLIVITA PH 5C

**AssociationYN:** true

**AssociationName:** Lorrie Gutzmer

**AssociationFee:** 276

**AssociationFeeFrequency:** Monthly

**AssociationAmenities:** Basketball Court, Fitness Center, Pickleball Court(s), Recreation Facilities, Spa/Hot Tub, Wheelchair Access

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## Financial & Listing Details

**List Office Name:** CHARLES  
RUTENBERG REALTY ORLANDO

**STELLAR\_CalculatedListPriceByCalculatedSqFt:** 185.61

**TaxAnnualAmount:** 4871

**OnMarketDate:** 2026-01-10

