



\$450,000

## 1209 CATHCART CIRCLE, SANFORD, FL, US, 32771

<https://livefabuloso.com>

Explore this beautifully renovated 4-bedroom, 2-bathroom home, ideally priced to sell! Nestled in one of the most coveted neighborhoods, this [...]

- 4 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 2280 sq ft



### Basics

**Status:** Active

**Date added:** Added 2 months ago

**MLSStatus:** Active

### Interior



**Bedrooms:** 4 beds

**Rooms Total:** 7

**Cooling:** Central Air

**Flooring:** Luxury Vinyl

**Interior Features:** Ceiling Fan(s), Kitchen/Family Room Combo, Open Floorplan, Stone Counters, Walk-In Closet(s)

**Pets Allowed:** Breed Restrictions, Yes

**Bathrooms:** 2 baths

**Heating:** Central

**Appliances:** Dishwasher, Microwave, Range, Refrigerator

**Area:** 2280 sq ft

**FireplaceYN:** false

**Furnished:** Unfurnished

## Exterior & Property Details

**Has Garage:** true

**Exterior Features:** Private Yard, Sidewalk, Sliding Doors

**PoolPrivateYN:** false

**Lot Size (Acres):** 0.14 acres

**Zoning:** PUD

**Garage Spaces:** 2

**Has Pool:** false

**Has Waterfront:** false

**Lot Size (SqFt):** 5996

**Flood Zone Code:** X

## Construction

**Type:** Residential

**Year built:** 2003

**ExteriorConstruction:** Block, Concrete, Stucco

**Direction Faces:** Southeast

**Category:** Single Family Residence

**Foundation:** Slab

**NewConstructionYN:** false

## Utilities & Green Energy

**Utilities:** Public

**Sewer:** Public Sewer

**WaterSource:** Public



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## Community & HOA

**Community:** WOODSONG

**AssociationYN:** true

**AssociationFee:** 80

**SecurityFeatures:** Smoke Detector(s)

**AssociationName:** Sentry Management

**AssociationFeeFrequency:** Monthly

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## Nearby School

**Elementary School:** Wilson Elementary School **High School:** Seminole High

**Middle Or Junior School:** Sanford Middle

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## Financial & Listing Details

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

**STELLAR\_CalculatedListPriceByCalculatedSqFt:** 246.58

**TaxAnnualAmount:** 4814.29

**OnMarketDate:** 2025-12-05

