



**\$595,000**

## **12207 SHADOWBROOK LANE, ORLANDO, FL, US, 32828**

<https://livefabuloso.com>

This BEAUTIFUL one-story, 4 bedroom/2 bathroom POOL home is located in the GATED community of SABAL ISLES in Waterford Chase. [...]

- 4 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 3118 sq ft



### **Basics**

**Status:** Active

**Date added:** Added 6 days ago

**MlsStatus:** Active

### **Interior**



**Bedrooms:** 4 beds

**Rooms Total:** 11

**Cooling:** Central Air

**Flooring:** Ceramic Tile, Engineered Hardwood

**Interior Features:** Ceiling Fan(s), High Ceilings, Split Bedroom, Walk-In Closet(s)

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

**Bathrooms:** 2 baths

**Heating:** Central, Electric

**Appliances:** Dishwasher, Disposal, Electric Water Heater, Exhaust Fan, Microwave, Range, Refrigerator

**Area:** 3118 sq ft

**FireplaceYN:** false

## Exterior & Property Details

**ParkingFeatures:** Garage Door Opener

**Garage Spaces:** 2

**Exterior Features:** Irrigation System, Rain Gutters

**PoolPrivateYN:** true

**Has Waterfront:** false

**Lot Size (SqFt):** 10736

**Zoning:** RES

**Has Garage:** true

**PatioAndPorchFeatures:** Deck, Patio, Porch, Screened

**Has Pool:** true

**Pool Features:** Indoor, Pool Sweep, Screen Enclosure, Solar Heat

**Lot Size (Acres):** 0.25 acres

**Lot Features:** Corner Lot

**Flood Zone Code:** X

## Construction

**Type:** Residential

**Year built:** 2002

**ExteriorConstruction:** Block

**Direction Faces:** East

**Category:** Single Family Residence

**Foundation:** Slab

**NewConstructionYN:** false

## Utilities & Green Energy



**Utilities:** Fiber Optics, Sprinkler Meter, Street Lights, Underground Utilities

**WaterSource:** Public

**Sewer:** Public Sewer

---

## Community & HOA

**Community:** WATERFORD CHASE VILLAGE

**SecurityFeatures:** Gated Community, Smoke Detector(s)

**AssociationYN:** true

**AssociationName:** Tower Management/Terina Stevens

**AssociationFee:** 614

**AssociationFeeFrequency:** Annually

**AssociationAmenities:** Gated, Park, Playground, Tennis Court(s)

---

## Nearby School

**Elementary School:** Camelot Elem

**High School:** Timber Creek High

**Middle Or Junior School:** Discovery Middle

---

## Financial & Listing Details

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

**STELLAR\_CalculatedListPriceByCalculatedSqFt:** 260.62

**TaxAnnualAmount:** 3290

**OnMarketDate:** 2025-06-06

