



\$835,000

**12728 CHARMED DRIVE, WINTER GARDEN,
FL, US, 34787**

<https://livefabuloso.com>

Virtually Staged. 2024 CONSTRUCTION â Seller is offering a \$10,000 CREDIT toward buyer's CLOSING COSTS for any fully executed contract [...]

- 5 beds
- 4 baths
- Residential
- Single Family Residence
- Active
- 4244 sq ft



Basics

Status: Active

Date added: Added 4 weeks ago

MlsStatus: Active

Interior



Bedrooms: 5 beds	Bathrooms: 4 baths
BathroomsHalf: 1	Rooms Total: 10
Heating: Central	Cooling: Central Air
Appliances: Cooktop, Dishwasher, Disposal, Dryer, Electric Water Heater, Microwave, Range, Refrigerator, Washer, Water Softener	Flooring: Carpet, Tile
Area: 4244 sq ft	Interior Features: Kitchen/Family Room Combo, PrimaryBedroom Upstairs, Smart Home
FireplaceYN: false	Pets Allowed: Cats OK, Dogs OK
Furnished: Unfurnished	

Exterior & Property Details

ParkingFeatures: Garage Door Opener	Has Garage: true
Garage Spaces: 2	PatioAndPorchFeatures: Covered, Front Porch, Patio
Exterior Features: Irrigation System, Sidewalk, Sliding Doors, Sprinkler Metered	Has Pool: false
PoolPrivateYN: false	Has Waterfront: false
Lot Size (Acres): 0.18 acres	Lot Size (SqFt): 7656
Lot Features: Landscaped	Zoning: P-D
Flood Zone Code: x	

Construction

Type: Residential	Category: Single Family Residence
Year built: 2024	Foundation: Slab
ExteriorConstruction: Block, Stucco	Property Condition: Completed
NewConstructionYN: false	Direction Faces: East

Utilities & Green Energy



Utilities: BB/HS Internet Available, Cable Available, Electricity Available **WaterSource:** Public
Sewer: Public Sewer

Community & HOA

Community: WATERLEIGH PHASES 4B AND 4C **AssociationYN:** true
AssociationName: Access Management/Heather Burch **AssociationFee:** 300
AssociationFeeFrequency: Monthly

Nearby School

Elementary School: Atwater Bay Elementary **High School:** Horizon High School
Middle Or Junior School: Water Spring Middle

Financial & Listing Details

List Office Name: CHARLES RUTENBERG REALTY ORLANDO **STELLAR_CalculatedListPriceByCalculatedSqFt:** 258.43
TaxAnnualAmount: 11343 **OnMarketDate:** 2026-09-01

