



\$439,900

17421 WOODFAIR DRIVE, CLERMONT, FL, US, 34711

<https://livefabuloso.com>

One or more photo(s) has been virtually staged. Located in the sought after community of Magnolia Pointe which offers access [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 2754 sq ft



Basics

Status: Active
Date added: Added 2 months ago

MlsStatus: Active

Interior



Bedrooms: 3 beds	Bathrooms: 2 baths
BathroomsHalf: 1	Rooms Total: 6
Heating: Electric	Cooling: Central Air, Zoned
Appliances: Built-In Oven, Cooktop, Dishwasher, Disposal, Electric Water Heater, Microwave, Range Hood, Refrigerator	Flooring: Luxury Vinyl, Tile
Area: 2754 sq ft	Interior Features: Ceiling Fan(s), High Ceilings, Kitchen/Family Room Combo, Primary Bedroom Main Floor, Solid Surface Counters, Thermostat, Walk-In Closet(s), Window Treatments
FireplaceYN: true	Pets Allowed: Cats OK, Dogs OK

Exterior & Property Details

ParkingFeatures: Driveway, Garage Door Opener	Has Garage: true
Garage Spaces: 2	PatioAndPorchFeatures: Patio
Exterior Features: Irrigation System, Private Mailbox, Rain Gutters, Sidewalk, Sliding Doors	Has Pool: false
PoolPrivateYN: false	Has Waterfront: false
Waterfront Features: Lake	WaterBodyName: JOHN'S LAKE
Lot Size (Acres): 0.12 acres	Lot Size (SqFt): 5190
Lot Features: Cul-De-Sac, Sidewalk	Zoning: PUD
Flood Zone Code: X	

Construction

Type: Residential	Category: Single Family Residence
Year built: 2003	Foundation: Slab
ExteriorConstruction: Block, Stucco	Roof: Shingle
NewConstructionYN: false	Direction Faces: South

Utilities & Green Energy



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

Community & HOA

Community: MAGNOLIA POINTE SUB	AssociationYN: true
AssociationName: Ellis Property Management	AssociationFee: 220
AssociationFeeFrequency: Quarterly	AssociationAmenities: Clubhouse, Gated, Playground, Pool, Security, Tennis Court(s)

Nearby School

Elementary School: Grassy Lake Elementary **High School:** Lake Minneola High
Middle Or Junior School: Windy Hill Middle

Financial & Listing Details

List Office Name: CHARLES RUTENBERG REALTY ORLANDO	STELLAR_CalculatedListPriceByCalculatedSqFt: 210.78
TaxAnnualAmount: 4102	OnMarketDate: 2025-03-07

