



\$389,000

3049 MERLOT WAY, CLERMONT, FL, US, 34714

<https://livefabuloso.com>

Under contract-accepting backup offers. Virtually Staged. Located within the gated Mission Park community, this well-appointed 4-bedroom, 2-bath home offers flexibility, [...]

- 4 beds
- 2 baths
- Residential
- Single Family Residence
- Active Under Contract
- 2380 sq ft



Basics

Status: Active Under Contract

Date added: Added 1 week ago

MlsStatus: Pending

Interior



Bedrooms: 4 beds

Rooms Total: 7

Cooling: Central Air

Flooring: Laminate, Tile

Interior Features: Living Room/Dining Room Combo, Open Floorplan, Split Bedroom, Vaulted Ceiling(s), Walk-In Closet(s)

Pets Allowed: Cats OK, Dogs OK

Bathrooms: 2 baths

Heating: Central, Electric

Appliances: Dishwasher, Disposal, Microwave, Range, Refrigerator

Area: 2380 sq ft

FireplaceYN: false

Furnished: Unfurnished

Exterior & Property Details

Has Garage: true

PatioAndPorchFeatures: Deck, Screened

Has Pool: true

Pool Features: Deck, In Ground, Screen Enclosure

Lot Size (Acres): 0.13 acres

Lot Features: Landscaped, Sidewalk

Flood Zone Code: X

Garage Spaces: 2

Exterior Features: French Doors, Rain Gutters

PoolPrivateYN: true

Has Waterfront: false

Lot Size (SqFt): 5500

Zoning: R-4

Construction

Type: Residential

Year built: 2004

ExteriorConstruction: Block, Stucco

Direction Faces: North

Category: Single Family Residence

Foundation: Slab

NewConstructionYN: false

Utilities & Green Energy



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

Sewer: Public Sewer

Community & HOA

Community: MISSION PARK PH II SUB	SecurityFeatures: Gated Community
AssociationYN: true	AssociationName: Mission Park HOA Inc / ABC Management
AssociationFee: 202.5	AssociationFeeFrequency: Quarterly

Nearby School

Elementary School: Sawgrass bay Elementary **High School:** East Ridge High

Middle Or Junior School: Windy Hill Middle

Financial & Listing Details

List Office Name: CHARLES RUTENBERG REALTY ORLANDO	STELLAR_CalculatedListPriceByCalculatedSqFt: 200.72
TaxAnnualAmount: 2386.79	OnMarketDate: 2026-06-26

