



\$300,000

7740 SANDY RIDGE DRIVE UNIT 106, REUNION, FL, US, 34747

<https://livefabuloso.com>

EXCEPTIONAL OPPORTUNITY! Enjoy luxury living in this fully furnished, brand-new contemporary condo in the highly desirable Spectrum+ at Reunion Resort. [...]

- 3 beds
- 2 baths
- Residential
- Condominium
- Active
- 2140 sq ft



Basics

Status: Active

MlsStatus: Active

Date added: Added 3 weeks ago

Interior



Bedrooms: 3 beds

BathroomsHalf: 1

Heating: Central

Appliances: Convection Oven, Cooktop, Dishwasher, Disposal, Dryer, Microwave, Range, Range Hood, Refrigerator, Tankless Water Heater, Washer

Area: 2140 sq ft

FireplaceYN: false

Furnished: Furnished

Bathrooms: 2 baths

Rooms Total: 6

Cooling: Central Air

Flooring: Carpet, Porcelain Tile

Interior Features: Ceiling Fan(s), High Ceilings, Kitchen/Family Room Combo, Open Floorplan, Primary Bedroom Main Floor, Smart Home, Solid Wood Cabinets, Stone Counters, Thermostat, Window Treatments

Pets Allowed: Cats OK, Dogs OK

Exterior & Property Details

Has Garage: false **Exterior Features:** Irrigation System, Sidewalk, Sliding Doors

Has Pool: false **PoolPrivateYN:** false

Has Waterfront: false **Lot Size (Acres):** 0.06 acres

Lot Size (SqFt): 2554 **Zoning:** R

Flood Zone Code: x

Construction

Type: Residential

Year built: 2021

ExteriorConstruction: HardiPlank Type

Direction Faces: North

Category: Condominium

Foundation: Block, Slab

NewConstructionYN: false

Utilities & Green Energy



Utilities: Cable Available, Cable Connected, Electricity Available, Electricity Connected, Natural Gas Available, Natural Gas Connected

WaterSource: Public

Sewer: Public Sewer

Community & HOA

Community: SPECTRUM AT REUNION CONDO PH 2A & 2B

SecurityFeatures: Gated Community

AssociationYN: true

AssociationName: Artemis / Merari Santiago

AssociationFee: 826

AssociationFeeFrequency: Monthly

Financial & Listing Details

List Office Name: CHARLES RUTENBERG REALTY ORLANDO

STELLAR_CalculatedListPriceByCalculatedSqFt: 201.21

TaxAnnualAmount: 8380.53

OnMarketDate: 2026-01-11

