

\$262,450 - 2602 Moncayo Avenue, THE VILLAGES

MLS® #G5082337

\$262,450

2 Bedroom, 2.00 Bathroom, 1,121 sqft

Residential on 0.10 Acres

VILLAGES OF SUMTER VILLA DEL CANTO,
THE VILLAGES, FL

***NEW PRICE **ATTENTION 55+ BUYERS:
INCREDIBLE VALUE FOR A 2 BED 2 BATH
CORNER MODEL. NO BOND
OPPORTUNITY IN VILLA DE LEON COLONY
MODEL VILLA IN THE VILLAGES, FL.
INCLUDES BUYER 1 YEAR HOME
WARRANTY.** DON'T MISS THIS CHANCE
TO OWN YOUR DREAM HOME IN THE
MOST DESIRABLE 55+ LIFESTYLE
COMMUNITY IN AMERICA. THIS GOLF
CART FRIENDLY MOVE-IN READY
2-BEDROOM, 2 BATH VILLA POISED TO
BECOME YOUR PERSONAL SANCTUARY.
THIS HOME BOASTS REAL HARDWOOD
FLOORS THROUGHOUT, TILE IN THE
LANAI. KITCHEN AND BATHS. ENJOY ALL
SEASON READY LANAI. RENOVATED HALL
BATH. NEW VANITY SINK & FAUCET IN
ENSUITE. FRESH INTERIOR PAINT. WIRED
SURROUND SOUND IN THE LIVING DINING
AREA. 2015 GAS WATER HEATER. 2016 AC
UNIT. 2019 NEW ROOF. 2022
DISHWASHER. 2023 WASHER.
CURRENTLY GAS APPLIANCES ARE
DRYER, FURNANCE & WATER HEATER.
ACCORDING TO TECO, GAS RANGE
SERVICE IS AVAILABLE.. SPACIOUS
LIVING AND DINING AREA, READY FOR
YOUR PERSONAL TOUCHES. THE
THOUGHTFULLY DESIGNED LAYOUT
SEAMLESSLY BLENDS FUNCTIONALITY
WITH ELEGANCE, OFFERING AMPLE
SPACE FOR BOTH RELAXATION AND



ENTERTAINMENT. EXPLORE THE SURROUNDING COMMUNITY AND DISCOVER VIBRANT GOLF, SWIMMING, CLUBHOUSES, SOCIAL ACTIVITES, ASSORTED SPORTS, CLUBS, GROUPS AND MORE. ENJOY TRANQUIL STROLLS ALONG MANICURED PATHWAYS. EVERY MOMENT PROMISES A NEW ADVENTURE! EMBRACE THE ESSENCE OF THE VILLAGES, FLORIDA LIFESTYLE AND MAKE THIS ENCHANTING VILLA YOURS TODAY! LESS THAN A MILE TO BANKING, RESTAURANTS, PUBLIX, SHOPPING & MEDICAL SERVICES. LOCATED JUST ~3 MILES FROM SPANISH SPRINGS, ~6 MILES FROM LAKE SUMTER LANDING, ~11 MILES TO BROWNWOOD, AND ~15 MILES TO SAWGRASS GROVE. **CALL TODAY FOR IN PERSON SHOWING OR TOUR ANYTIME WITH THE INCLUDED TRUE-TO-LIFE 3D TOUR. SEIZE THIS OPPORTUNITY AND MAKE THIS HOUSE YOUR HOME, TODAY!**

Built in 1999

Essential Information

MLS® #	G5082337
Price	\$262,450
Sold Price	\$255,000
Sold Date	October 30th, 2024
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,121
Acres	0.10
Year Built	1999
Type	Residential
Sub-Type	Villa
Status	Sold

Community Information

Address	2602 Moncayo Avenue
Area	Lady Lake/The Villages
Subdivision	VILLAGES OF SUMTER VILLA DEL CANTO
City	THE VILLAGES
County	Sumter
State	FL
Zip Code	32162-9598

Amenities

# of Garages	1
Waterfront	Lake

Interior

Interior Features	Ceiling Fan(s), Eating Space In Kitchen, Living Room/Dining Room Combo, Primary Bedroom Main Floor, Walk-In Closet(s), Window Treatments
Appliances	Dishwasher, Disposal, Dryer, Gas Water Heater, Microwave, Range, Refrigerator, Washer
Heating	Central, Electric, Natural Gas, Wall Furnace
Cooling	Central Air

Exterior

Exterior Features	Awning(s), Irrigation System, Lighting, Rain Gutters, Sidewalk, Sliding Doors
Lot Description	Corner Lot
Roof	Shingle
Foundation	Slab

Additional Information

Date Listed	May 24th, 2024
Days on Market	482
Zoning	R-1

Listing Details

Listing Office	MARTHA RIVERA HOFFMAN
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