

# \$340,000 - 1226 Virginia Drive, THE VILLAGES

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MLS® #G5084297

**\$340,000**

2 Bedroom, 2.00 Bathroom, 1,196 sqft

Residential on 0.11 Acres

VILLAGES OF SUMTER VIRGINIA VINE  
VILLAS, THE VILLAGES, FL

Welcome to your dream retreat in The Villages! Nestled in the desirable Village of Virginia Trace, this charming 2-bedroom, 2-bathroom courtyard villa offers the perfect blend of convenience and comfort. LOCATION LOCATION! The roof will be brand new 2024! Situated just moments away from premier shopping, dining, and entertainment at The Villages busiest town square, Lake Sumter Landing, this home ensures you're at the heart of all the action. After a day of exploring, retreat to your private oasis where relaxation awaits. Inside, discover a cozy open floorplan complemented by carpet-free living areas—perfect for easy maintenance. Stepping into the kitchen you will notice brand new quartz counter tops and a beautiful skylight! The guest bedroom, featuring a northeast facing window and a private bathroom, is conveniently located at the front of the house. The water heater was replaced in 2023 as well! Meanwhile, the spacious Master bedroom boasts walk-in closets and its own sliding glass door leading to the lanai. Step out onto the screened lanai with a birdcage and soak in the delightful Florida weather while enjoying your morning coffee or evening cocktail. Don't miss your chance to own this delightful retreat in The Villages—schedule your showing today and start living The Villages lifestyle!



Built in 2005

## Essential Information

|                |                     |
|----------------|---------------------|
| MLS® #         | G5084297            |
| Price          | \$340,000           |
| Sold Price     | \$320,000           |
| Sold Date      | November 22nd, 2024 |
| Bedrooms       | 2                   |
| Bathrooms      | 2.00                |
| Full Baths     | 2                   |
| Square Footage | 1,196               |
| Acres          | 0.11                |
| Year Built     | 2005                |
| Type           | Residential         |
| Sub-Type       | Villa               |
| Status         | Sold                |

## Community Information

|             |                                         |
|-------------|-----------------------------------------|
| Address     | 1226 Virginia Drive                     |
| Area        | Lady Lake/The Villages                  |
| Subdivision | VILLAGES OF SUMTER VIRGINIA VINE VILLAS |
| City        | THE VILLAGES                            |
| County      | Sumter                                  |
| State       | FL                                      |
| Zip Code    | 32162-3795                              |

## Amenities

|              |                                                                |
|--------------|----------------------------------------------------------------|
| Amenities    | Pickleball Court(s), Recreation Facilities, Shuffleboard Court |
| # of Garages | 1                                                              |

## Interior

|                   |                                                                                                                                                                                                                    |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Cathedral Ceiling(s), Ceiling Fan(s), Eating Space In Kitchen, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Stone Counters, Thermostat, Walk-In Closet(s) |
| Appliances        | Dishwasher, Disposal, Dryer, Gas Water Heater, Microwave, Range, Refrigerator, Washer                                                                                                                              |
| Heating           | Electric, Natural Gas                                                                                                                                                                                              |
| Cooling           | Central Air                                                                                                                                                                                                        |

## Exterior

|                   |                                                               |
|-------------------|---------------------------------------------------------------|
| Exterior Features | Courtyard, Garden, Irrigation System, Lighting, Sliding Doors |
|-------------------|---------------------------------------------------------------|

|            |         |
|------------|---------|
| Roof       | Shingle |
| Foundation | Slab    |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 16th, 2024 |
| Days on Market | 452             |
| Zoning         | RES             |

**Listing Details**

|                |                |
|----------------|----------------|
| Listing Office | RE/MAX FREEDOM |
|----------------|----------------|

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