

\$485,000 - 1316 Arredondo Drive, THE VILLAGES

MLS® #G5084437

\$485,000

3 Bedroom, 2.00 Bathroom, 2,476 sqft

Residential on 0.16 Acres

THE VILLAGES, THE VILLAGES, FL

**** ANOTHER PRICE REDUCTION ****

MOTIVATED SELLER**** WOW!! A BEAUTIFUL EXPANDED GARDENIA OVERLOOKING TURTLE PRESERVE IN GREAT LOCATION FOR UNDER \$500K! THE VILLAGE OF SANTIAGO IS A 15 MINUTE GOLF CART RIDE TO SPANISH SPRINGS OR SUMTER LANDING TOWN SQUARE! ROOF 2019, HVAC 2021, HWH 2021/23. BOND HAS BEEN PAID!! Great home with lots of space for entertaining! The kitchen has beautiful Granite Counters, Stainless Steel Appliances and a cute breakfast nook! The livingroom and dining room are very spacious off of the kitchen and leads you to a huge Florida Room where you can do lots of entertaining. It has French Doors, nice Sunshades and even a Wet Bar on the Lanai! The Florida Room leads you to the enclosed Lanai which overlooks the Turtle Preserve which will NEVER be built on. A large Patio off of the Lanai is a great space for grilling and enjoying the view! NO CARPET IN THIS HOME! Ceramic Tile has been installed in the Kitchen, Living Room, Dining Room, Florida Room and bathrooms. The Primary Bedroom has dual-closets and the Primary Bathroom has dual sinks with beautiful Granite. There is a Bonus Room off the Primary Bedroom which can be used as an office or craft room. The 2 guestrooms are just waiting for your family and friends to visit. The laundry area is conveniently located off the kitchen and leads you to the garage. Garage



Floor has been painted with Epoxy and has lots of shelving for storage. The Savannah Center, Glenview Country Club, Nancy Lopez Country Club and The Polo Field are all close by! Shopping, restaurants and medical offices are golf cart accessible as well as The Villages Hospital. Come see this beautiful home and start enjoying The Villages Lifestyle!

Built in 2000

Essential Information

MLS® #	G5084437
Price	\$485,000
Sold Price	\$445,000
Sold Date	October 31st, 2024
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	2,476
Acres	0.16
Year Built	2000
Type	Residential
Sub-Type	Single Family Residence
Status	Sold

Community Information

Address	1316 Arredondo Drive
Area	Lady Lake/The Villages
Subdivision	THE VILLAGES
City	THE VILLAGES
County	Sumter
State	FL
Zip Code	32162-0193

Amenities

Amenities	Park, Pickleball Court(s), Playground, Pool, Recreation Facilities, Shuffleboard Court, Tennis Court(s), Trail(s)
# of Garages	2

Interior

Interior Features	Ceiling Fan(s), Eating Space In Kitchen, High Ceilings, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Wood Cabinets, Stone Counters, Thermostat, Vaulted Ceiling(s)
Appliances	Dishwasher, Disposal, Dryer, Gas Water Heater, Ice Maker, Microwave, Range, Refrigerator, Washer, Water Filtration System
Heating	Central
Cooling	Central Air

Exterior

Exterior Features	Rain Gutters
Roof	Shingle
Foundation	Block

Additional Information

Date Listed	July 9th, 2024
Days on Market	426
Zoning	RES

Listing Details

Listing Office	REALTY EXECUTIVES IN THE VILLAGES
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