

\$269,900 - 744 Angelita Avenue, THE VILLAGES

MLS® #G5084868

\$269,900

2 Bedroom, 1.00 Bathroom, 1,034 sqft

Residential on 0.08 Acres

THE VILLAGES, THE VILLAGES, FL

PRICE REDUCTION, MOTIVATED SELLER.

This beautiful villa has been COMPLETELY RENOVATED from top to bottom with HIGH end fixtures and materials. The tour starts at the pretty front yard with the Magnolia tree and the new low maintenance landscaping that wraps the home right to the privacy wall in the back. Entering through the front door, you are greeted by wide plank Luxury Vinyl Flooring throughout. The home has been completely repainted and has brand new light fixtures, inside and out, illuminating this home. Every light switch, outlet and dimmer are new. The picture on the wall in the dining room stays as it looks spectacular in this home. The kitchen has Premium Quartz counter tops, New Solid Wood Cabinets (not particle board), and New Stainless Steel Samsung Appliances. The kitchen has matching open shelving and a floor to ceiling pantry. The recessed lighting and all of the light fixtures were chosen to be consistent throughout the home. This kitchen has countertop seating creating a perfect chef's kitchen. The solid wood baseboards, door trim and Solid Core Doors are all brand new as are the lever door handles and locks. The popcorn ceiling has been removed, and replaced by tasteful knock down design. Each bedroom has a built in closet and a new designer ceiling fan. The bathroom has a large subway tiled shower with a stone floor. The Quartz Counter Top and Vanity match the kitchen and the new stainless steel faucets throughout tie all of the decor together. Enjoy



your morning coffee outside under the beautiful Magnolia tree in the front yard of this gorgeous 2/1 villa located between Sumter Landing and Spanish Springs. It is a short golf cart ride to entertainment and shopping from Villa Valdez, a small private Village. You have to see this home to appreciate the fantastic premium upgrades. Mechanical upgrades include a brand new HVAC and hot water heater. The roof is 2013 and has been inspected. Taxes \$1,749.74, Maint. \$212.89, HOA \$50 Year, Fire \$125.00 NO BOND Seller offering generous Buyer concessions

Built in 1995

Essential Information

MLS® #	G5084868
Price	\$269,900
Sold Price	\$260,000
Sold Date	December 13th, 2024
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	1,034
Acres	0.08
Year Built	1995
Type	Residential
Sub-Type	Villa
Status	Sold

Community Information

Address	744 Angelita Avenue
Area	Lady Lake (The Villages)
Subdivision	THE VILLAGES
City	THE VILLAGES
County	Sumter
State	FL
Zip Code	32159-9120

Amenities

Parking	Golf Cart Parking
# of Garages	1

Interior

Interior Features	Ceiling Fan(s), Living Room/Dining Room Combo, Stone Counters
Appliances	Dishwasher, Dryer, Electric Water Heater, Microwave, Range, Refrigerator, Washer
Heating	Heat Pump
Cooling	Central Air

Exterior

Exterior Features	Irrigation System
Roof	Shingle
Foundation	Slab

Additional Information

Date Listed	July 23rd, 2024
Days on Market	443
Zoning	RES

Listing Details

Listing Office	REALTY EXECUTIVES IN THE VILLAGES
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Listing information last updated on October 26th, 2025 at 10:09pm EDT