

\$565,000 - 2303 Newburn Lane, THE VILLAGES

MLS® #G5087906

\$565,000

3 Bedroom, 2.00 Bathroom, 1,956 sqft

Residential on 0.20 Acres

THE VILLAGES OF SUMTER, THE VILLAGES, FL

Don't miss this EXPANDED 3 bedroom 2 full bath ****FULLY FURNISHED**** Iris model home in The Villages of Sumter. Upon entering the foyer, one can admire the ceramic tile floors and vaulted ceiling of the living, dining and kitchen areas where there is visibility and access to the lanai - perfect for entertaining family and friends. All bedrooms have vaulted ceilings and the master also has a tray ceiling. GRANITE countertops in kitchen and baths, granite backsplash in the OPEN kitchen with high end cabinetry with under cabinet lighting, new stainless steel appliances, huge breakfast bar with an eat in area with a slide door to the lanai. EXPANDED Master Bedroom has a tray ceiling, large walk in closet, laminate flooring, ensuite bath with double sinks and vanity area and walk in shower. Both guest bedrooms have vaulted ceilings and along with the guest bathroom have a door creating a private suite for your overnight visitors. Privacy for the 28 X 13 screen lanai and backyard is provided by a decorative concrete wall and mature landscaping. The custom designed drive and walkway showcase the oversize 2 car garage + golf car garage offers tremendous storage space. CLOSE to Lake Sumter Landing and Brownwood Square - shopping and restaurants are a short golf cart ride away from this luxurious and spacious home. Whether you prefer to spend your days on the golf course, the pickleball courts or exploring the numerous recreation centers - this is the



perfect location to enjoy an active and fulfilling lifestyle in one of Florida's most sought after communities.

Built in 2012

Essential Information

MLS® #	G5087906
Price	\$565,000
Sold Price	\$560,000
Sold Date	December 16th, 2024
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,956
Acres	0.20
Year Built	2012
Type	Residential
Sub-Type	Single Family Residence
Style	Florida
Status	Sold

Community Information

Address	2303 Newburn Lane
Area	Lady Lake/The Villages
Subdivision	THE VILLAGES OF SUMTER
City	THE VILLAGES
County	Sumter
State	FL
Zip Code	32162-3594

Amenities

Amenities	Cable TV, Fence Restrictions, Gated, Golf Course, Pickleball Court(s), Pool, Racquetball, Recreation Facilities, Shuffleboard Court, Tennis Court(s)
Parking	Driveway, Garage Door Opener, Golf Cart Garage, Oversized
# of Garages	2

Interior

Interior Features	Ceiling Fan(s), Dry Bar, Eating Space In Kitchen, High Ceilings, Living Room/Dining Room Combo, Open Floorplan, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Tray Ceiling(s), Window Treatments
Appliances	Built-In Oven, Convection Oven, Cooktop, Dishwasher, Disposal, Dryer, Electric Water Heater, Exhaust Fan, Microwave, Refrigerator, Washer
Heating	Central, Electric
Cooling	Central Air

Exterior

Exterior Features	Lighting
Lot Description	Cleared, In County, Irregular Lot, Landscaped, Level
Roof	Shingle
Foundation	Slab

Additional Information

Date Listed	October 4th, 2024
Days on Market	338
Zoning	R1

Listing Details

Listing Office	CENTURY 21 ALTON CLARK
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Listing information last updated on October 27th, 2025 at 10:42am EDT