

\$345,000 - 1313 Lake Idamere Boulevard, TAVARES

MLS® #G5095162

\$345,000

4 Bedroom, 2.00 Bathroom, 1,723 sqft

Residential on 0.22 Acres

LAKE SIDE AT TAVARES, TAVARES, FL

UPDATE: FRESHLY PAINTED EXTERIOR!
VINYL FENCE, DRIVE-WAY, AND
SIDEWALK JUST POWER-WASHED!

Comfortable 4-Bedroom Home with PRIVATE
Neighborhood ACCESS TO LAKE IDAMERE!

Looking for a VIBRANT COMMUNITY with a
RELAXED LIFESTYLE and an abundance of
outdoor recreation? Tavares, known as the
"Sea Plane City", offers the perfect blend of
SMALL TOWN CHARM and outdoor
ADVENTURE, while still being EASILY
ACCESSIBLE to both Orlando and the
surrounding Harris Chain of Lakes.

Situated on a DESIRABLE CORNER LOT, this
beautifully UPDATED 4-bedroom, 2-bathroom
home offers MODERN UPGRADES,
VAULTED CEILINGS, and exclusive
neighborhood amenities. The SIDE-ENTRY
GARAGE and VINYL-FENCED yard provide
PRIVACY and curb appeal, while the
PRIVATE neighborhood ACCESS to LAKE
IDAMERE, including a RESIDENTS-ONLY
BOAT DOCK, playground, and basketball
hoop, make this home a RARE FIND!

RECENT UPDATES include NEW CARPET
throughout (December 2024), NEW in
KITCHEN and BOTH bathrooms ...
SOFT-CLOSE CABINETS and drawers, sinks,
garbage disposal in kitchen, and QUARTZ
COUNTERTOPS (December 2024), a NEW



WATER HEATER (December 2024), and a
BRAND-NEW ROOF (March 2025)!

The tree in the front yard has been cut back,
enhancing the curb appeal and allowing more
NATURAL LIGHT into the home.

The kitchen in this home features a BOSCH
STAINLESS STEEL STOVE and
DISHWASHER, both with one year of warranty
remaining (transferability to be confirmed). An
Ecobee3 SMART THERMOSTAT with three
additional SmartSensors enhances ENERGY
EFFICIENCY. The VINYL FENCE was installed
in October 2021. The IRRIGATION system
services both the front and backyard, though
some repairs are needed. IN-WALL PEST
CONTROL TUBES provide added
convenience.

The HVAC system includes a 15.5 SEER
Carrier A/C with a variable-speed handler,
installed in April 2016, with one year remaining
on the warranty (transferability to be
confirmed).

This well-maintained home is MOVE-IN
READY and offers the perfect blend of comfort
and convenience. Don't miss the
opportunity to live in a sought-after community
with PRIVATE LAKE ACCESS to Lake
Idamere, a beautiful 95 ACRE LAKE!

Schedule your viewing of this FANTASTIC
home today!

Built in 2004

Essential Information

MLS® #	G5095162
Price	\$345,000
Sold Price	\$345,000

Sold Date	June 27th, 2025
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,723
Acres	0.22
Year Built	2004
Type	Residential
Sub-Type	Single Family Residence
Style	Florida, Ranch
Status	Sold

Community Information

Address	1313 Lake Idamere Boulevard
Area	Tavares / Deer Island
Subdivision	LAKE SIDE AT TAVARES
City	TAVARES
County	Lake
State	FL
Zip Code	32778-9458

Amenities

Amenities	Basketball Court, Playground
Parking	Driveway, Garage Door Opener, Garage Faces Side
# of Garages	2
Waterfront	Lake

Interior

Interior Features	Ceiling Fan(s), High Ceilings, In Wall Pest System, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Primary Bedroom Main Floor, Split Bedroom, Stone Counters, Thermostat, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Dishwasher, Disposal, Range, Refrigerator
Heating	Central, Electric, Heat Pump
Cooling	Central Air
# of Stories	1

Exterior

Exterior Features	Irrigation System, Sidewalk, Sliding Doors
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Lot Description	Corner Lot, City Lot, Landscaped, Level, Sidewalk
Roof	Shingle
Foundation	Slab

School Information

Elementary	Astatula Elem
Middle	Tavares Middle
High	Tavares High

Additional Information

Date Listed	April 4th, 2025
Days on Market	166
Zoning	PD

Listing Details

Listing Office	CHELSEA & COMPANY REALTY
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Listing information last updated on October 27th, 2025 at 7:54pm EDT