

\$415,900 - 1122 Magrath Way, THE VILLAGES

MLS® #G5097811

\$415,900

3 Bedroom, 2.00 Bathroom, 1,621 sqft

Residential on 0.13 Acres

THE VILLAGES, THE VILLAGES, FL

Elegant Camden Designer Home in Sabal Chase â€” Prime Location with Modern Upgrades

Nestled on a tranquil cul-de-sac street in the highly desirable village of Sabal Chase, this beautifully appointed 3-bedroom, 2-bath Camden designer home offers a perfect blend of comfort, style, and locationâ€”with no through traffic for added peace and privacy.

From the moment you arrive, the freshly painted exterior welcomes you with its subtle elegance and distinctly Floridian charm. Inside, youâ€™ll be greeted by soaring high ceilings, a freshly painted interior, and thoughtful updates throughout. The house also has a new roof (Dec 2024), HVAC (2019), and hot water heater (2018). The irrigation system and HVAC are even wi-fi enabled for your convenience!

The split floor plan ensures privacy for you and your guests, while the kitchen, dining, and living room area encourages everyone to gather and enjoy togetherness.

The glass-enclosed lanai, fully equipped with a dedicated mini-split system and vertical blinds on all sliders, creates a climate-controlled space perfect for year-round relaxing or entertaining. The spacious two-car garage also features a convenient utility sink, adding to the homeâ€™s practicality.

All furnishings, including appliances and a golf cart, are available with the purchase of the home.

Enjoy being just minutes away from Lake



Sumter Landing and multiple golf coursesâ€”including the prestigious Mallory Hill Championship Course and Country Club. With world-class recreation, dining, and shopping at your fingertips, youâ€™ll love the vibrant lifestyle that only The Villages can offer. LOW BOND: \$6,705.98!!! Call for your private showing today!

Built in 2006

Essential Information

MLS® #	G5097811
Price	\$415,900
Sold Price	\$405,000
Sold Date	June 20th, 2025
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,621
Acres	0.13
Year Built	2006
Type	Residential
Sub-Type	Single Family Residence
Status	Sold

Community Information

Address	1122 Magrath Way
Area	Lady Lake/The Villages
Subdivision	THE VILLAGES
City	THE VILLAGES
County	Sumter
State	FL
Zip Code	32162-4037

Amenities

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

Interior

Interior Features	Ceiling Fan(s), High Ceilings, Thermostat, Walk-In Closet(s), Window Treatments
Appliances	Dishwasher, Disposal, Dryer, Electric Water Heater, Microwave, Range, Refrigerator, Washer
Heating	Central, Electric
Cooling	Central Air, Mini-Split Unit(s)

Exterior

Exterior Features	Irrigation System, Sliding Doors, Sprinkler Metered
Roof	Shingle
Foundation	Slab

Additional Information

Date Listed	June 3rd, 2025
Days on Market	130
Zoning	RESI

Listing Details

Listing Office	REALTY EXECUTIVES IN THE VILLAGES
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