

\$344,900 - 1254 Seminola Boulevard, CASSELBERRY

MLS® #O6273914

\$344,900

3 Bedroom, 3.00 Bathroom, 1,638 sqft

Residential on 0.30 Acres

SPORTSMANS PARADISE, CASSELBERRY,
FL

Welcome home to 1254 Seminola Blvd!Â SELLER IS OFFERING A \$5,000 CLOSING CREDIT TO BUYER AT CLOSING! This beautifully renovated home presents an incredible opportunity to balance your work and personal life effortlessly. With the added benefit of Office-Residential Zoning, you can operate your low-impact business directly from your home, saving on costly office rentals while enjoying all the comforts of a residential lifestyle. Situated on 1/3 acre with serene frontage on Lake Emily, this home combines peace and tranquility with modern upgrades. Whether you're working from the office / in law suite or enjoying the lakeside views, this property offers a refreshing work-life balance like no other.Â The home has undergone a COMPLETE renovation, with every detail thoughtfully considered. The property offers three bedrooms and three bathrooms, providing ample space for living and work. The large second-story loft is perfect for a home office or additional living spaceÂ The home has been repiped, and you'll find new French doors and custom barn doors throughout, enhancing the home's character. The gourmet kitchen is a highlight, featuring granite countertops, stainless steel appliances, picture perfect window box and updated cabinetry, making it a perfect spot for both cooking and hosting get togethers. Throughout the home, you'll find new lighting fixtures, new fans, updated baseboards, and new hardware, all



adding a touch of luxury to your daily living. For added convenience, the home is equipped with a tankless water heater, providing endless hot water and energy savings. The property's lakeside frontage offers peaceful outdoor space where you can relax and unwind after a productive day on the gorgeous deck or on your custom cedar swing. The setting provides a perfect backdrop for both work and leisure, with the quiet charm of the neighborhood further enhancing its appeal. This home is the perfect blend of convenience, comfort, and functionality. The Office-Residential Zoning offers a low-cost, high-reward opportunity to run your business while living in a beautifully updated space.

Built in 1985

Essential Information

MLS® #	O6273914
Price	\$344,900
Sold Price	\$342,500
Sold Date	August 22nd, 2025
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,638
Acres	0.30
Year Built	1985
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Sold

Community Information

Address	1254 Seminola Boulevard
Area	Casselberry
Subdivision	SPORTSMANS PARADISE

City	CASSELBERRY
County	Seminole
State	FL
Zip Code	32707-3523

Amenities

View	Water
Is Waterfront	Yes
Waterfront	Lake Front

Interior

Interior Features	Ceiling Fan(s), High Ceilings, Kitchen/Family Room Combo, Primary Bedroom Main Floor, Stone Counters, Thermostat, Vaulted Ceiling(s)
Appliances	Convection Oven, Disposal, Microwave, Range, Refrigerator, Tankless Water Heater
Heating	Heat Pump
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room
# of Stories	2

Exterior

Exterior Features	French Doors
Lot Description	City Lot, Landscaped, Sidewalk
Roof	Shingle
Foundation	Slab

School Information

Elementary	Casselberry Elementary
Middle	South Seminole Middle
High	Winter Springs High

Additional Information

Date Listed	January 25th, 2025
Days on Market	210
Zoning	WATER

Listing Details

Listing Office	WATSON REALTY CORP
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