

# SOLD 3 Bed East Orlando / Waterford lakes Home for Sale

**4074349175**

12700 Reverend Hobson Court  
Orlando, Florida 32828

**Price: \$229,900.00** **Size: 2133 SqFt**

**3 Beds 2 Baths Single Family House**

**Taxes: \$ 3,015.00**

For more information:

[www.thejaymyersteam.com](http://www.thejaymyersteam.com)



## Property Description

\*\*\*LOCATION LOCATION LOCATION\*\*\* READY FOR A QUICK CLOSE? - Ready for Owner or Tenant, a GREAT INVESTMENT OPPORTUNITY. Whether you're a first time home buyer, looking to downsize homes or seasoned investor, you'll appreciate the low HOA fees and proximity to everything you need: grocery, gas, dining, banking, daycare and more within a mile radius. Just minutes to Waterford Lakes Shopping center, an easy commute to Downtown Orlando and UCF/Valencia Colleges. Your home offers plenty of room to relax or entertain inside and out. This 3 bed 2 bath home has all ceramic tile throughout the main living area with an open floor plan and split bedrooms. The open great room plan unifies the living spaces so that you can interact with family or guests easily. Enjoy a day at the community pool or playground. Great location right next to the Waterford Lakes Town Center with plenty of shopping and dining, and quick access to the 408 and 417. Great Schools as your home is zoned for the A-rated schools of Discovery Middle and Timber Creek High School! DO NOT WAIT...WON'T LAST LONG AT THIS PRICE! Current lease ends 6-30-17. Home Sold AS-IS!

We answer calls 7 days a week at 407-434-9175  
View all of our properties at <http://407sales.com>

Price: \$229,900.00  
12700 Reverend Hobson Court  
Orlando, Florida 32828-9130  
Contact: Orlando Realty & Property Management  
Brian Goodwin  
[Brian@407rentals.com](mailto:Brian@407rentals.com)  
Prospective Buyers: 407-434-9175

TO SET UP A SHOWING, CLICK HERE <http://www.407rentals.com/buying-selling>

Subdivision: Huckleberry Fields  
Bedrooms: 3  
Bathrooms: 2  
Property Sub Type: Single Family Home  
Square Ft: 2133  
Year Built: 1992

\*Waterford Elementary School  
\*Discovery Middle School  
\*Timber Creek High School  
\*COMMUNITY Pool!  
\*Existing Lease Expires 6/30/2017  
\*Shingle Roof



## Orlando Realty and Property Management

Office Location  
1906 Hillcrest Street ([map](#))  
Orlando, Florida 32803

**Brian Goodwin**  
**4074349175**



- \*Close To Bus Line
- \*Street Paved
- \*Corner Lot
- \*Sidewalk
- \*Cul De Sac
- \*Lot-Irregular
- \*Slab Foundation
- \*Block & Stucco Exterior Construction
- \*Mature Landscaping
- \*Patio/Porch/Deck Screened
- \*Trees/Landscaped
- \*Irrigation System
- \*Patio/Porch/Deck Covered
- \*Sliding Doors
- \*Attached 2 Car Garage W/Opener & Parking Pad
- \*Washer/Dryer Hookup In Garage
- \*City Water
- \*Cable Connected
- \*Public Sewer
- \*Electric
- \*Public Utilities
- \*Central Heating & Air Conditioning
- \*Appliances Included: Dishwasher, Microwave Hood, Oven, & Disposal.
- \*Attic
- \*Blinds/Shades
- \*Solid Wood Cabinets
- \*Washer/Dryer Hookups
- \*Cathedral/Vaulted Ceilings
- \*Ceiling Fans
- \*Unfurnished
- \*Smoke Alarms
- \*Kitchen Features Breakfast Bar
- \*Master Bath Features Dual Sinks and Tub W/Shower
- \*Carpet & Ceramic Tile Flooring
- \*Master Bedroom 14 X 10
- \*Living Room 12 X 10
- \*Kitchen 12 X 12
- \*Family Room 18 X 17
- \*2nd Bedroom 12 X 10
- \*3rd Bedroom 11 X 10
- \*Dining Room 12 X 10
- \*Deed Restrictions
- \*Quarterly HOA \$213.33
- \*Community Recreation Building
- \*Community Racquet Ball
- \*Community Park
- \*Community Playground
- \*Community Fitness
- \*Community Tennis Court
- \*Financing Available: Cash, Conventional, FHA, & VA
- \*Seller Disclosure Available
- \*HOA Disclosure Available
- \*Sold AS-IS

TO SET UP A SHOWING, CLICK HERE: <http://www.407rentals.com/buying-selling>

DRIVING DIRECTIONS: East on Lake Underhill from Alafaya/Lk. Underhill, R on Mark Twain, L on 2nd lower River, L Deacon Winn Ct, L Rev. Hobson.

We answer calls 7 days a week at 407-434-9175

View all of our properties at <http://407sales.com/>