



G5023503

LOT K VIRGINIA AVENUE TAVARES, 32778

County: Lake	Status: Active
Subdiv: VIRGINIA LAND CORP	List Price: \$649,000
Beds: 4	Year Built: 2020
Baths: 2/1	Special Sale: None
Pool: None	ADOM: 68
Style: Single Family Residence	CDOM: 68
Const Status: Pre-Construction	Proj Comp Date: 10/31/2020
Acreage: 5 to less than 10	Pets:
Minimum Lease Period: No Minimum	SqFt Heated: 2,800
Garage: Yes Attch: Yes Spes: 2 Carport: No Spes:	Total SF: 3,850
Garage/Carport:	LP/SqFt: \$231.79
Location: In City Limits	

Pre-Construction. To be built. THE MODERN FRENCH FARMHOUSE, full of rustic charm and sited on rare parcel! 5+/- acres of private living, right off of Lakeshore Drive in Tavares! NO HOA. Private road. This home features 2,800 sq ft of living space, including 4 beds 2.5 baths, den + 2-Car Garage. If you are seeking the opportunity to build your own home on an over-sized lot, and within minutes to shopping and commuter routes, you can't pass this up! Take the guesswork out of the building process when you utilize Kevco Builders, Inc. -- Lake County's most award-winning and trusted builder, who can guide you through the entire process. They offer both a "blank canvas" to help you design your custom dream home from the ground-up or a selection of award-winning floor plans which you can use as an inspiration to customize or build as-is. The French Farmhouse plan includes tile in common areas, 5-1/4" crown molding and baseboard trim, tray ceilings, beautiful cabinetry, energy efficient features, french doors, landscaping, sod, irrigation, and much more. The plan features an open dining room that's well defined by a stepped ceiling, a delightful great room with views to the backyard and beyond. The large open concept kitchen is perfect for the most talented chefs with granite counter tops, stainless appliances, and walk-in pantry. This lot affords loads of privacy in a nature-filled location Minutes from BOTH Downtown Mount Dora and Downtown Tavares - America's Seaplane City. Contact us today!

Land, Site, and Tax Information

SE/TP/RG: 27/19/26	Zoning: R-1	Section #:	Floor Number:
Subd #:	Future Land Use:	Block/Parcel: 000	CDD: No
Tax ID: 27-19-26-10000000K00	Zoning Compatible:	Front Exposure: South	Annual CDD Fee:
Taxes: \$329	Tax Year: 2018	Lot #: K	Land Lease Fee:
Auction:	Auction Type:	Other Exemptions:	Plat Book/Page: 2-29
Auction Firm/Website:	Property Access:	Additional Parcels: No	
Homestead: No	Buyers Premium:	Ownership: Fee Simple	
Alt Key/Folio: 1800391	Complex/Community Name:		
Lot Dimensions: 330x661	Lot Size Acres: 5.00	Lot Size (SF): 218,130	Flood Zone Code: X
Water Frontage:		Waterfront Feet: 0	
Legal Description: VIRGINIA LAND CORP LOT K PB 2 PG 29			

Interior Information

Air Conditioning: Central Air	Flooring Covering: Carpet, Ceramic Tile
Heating and Fuel: Central	Security Features: Smoke Detector(s)
Fireplace: No	SqFt Heated Source: Builder
Utilities: Cable Available, Underground Utilities	
Sewer: Septic Needed, Septic Tank	Water: Public
Interior Features: Crown Molding, Eating Space In Kitchen, Kitchen/Family Room Combo, Open Floorplan, Split Bedroom, Stone Counters, Thermostat	
Appliances Included: Dishwasher, Disposal, Electric Water Heater, Microwave, Range	

Additional Rooms: Great Room, Inside Utility

Room	Dimensions	Room	Dimensions	Room	Dimensions	Room	Dimensions
Kitchen	15x12	Dining Room	12x12	Great Room	18x18	Master Bedroom	17x14
Master Bathroom	17x9	Bedroom 2	13x12	Bedroom 3	12x12	Bedroom 4	13x11
Balcony/Porch/Lanai	18x13						

Exterior Information

Exterior Construction: Block, Siding, Stone, Stucco	Description:
Roof: Shingle	Garage Dimensions: 24x23
Exterior Features: Irrigation System, Sliding Doors	
Builder Name: Kevco Builders, Inc.	Builder Model: Modern French Farmhouse

Community Information

Other Fees:	HOA Payment Schedule:	Monthly Maint Fee:	Housing for Older Persons: False
Elementary School: Tavares Elem	Middle Or Junior School: Tavares Middle=Tavares M	High School: Tavares High	

Realtor Information

List Agent: Heather Hamilton	Agent ID: 260502836	Agent Direct: 352-552-1339
E-mail: heather@lakedorahomes.com	Agent Fax: 480-393-4753	Agent 2 Phone:
Office: RE/MAX PREMIER REALTY	Office ID: 26054589	Agent Cell: 352-552-1339
Office Fax:	Original Price: \$664,100	Office Phone: 352-434-0444
Team Name:	Price Change: 1/3/20	Call Center #:
List Date: 12/12/19	Previous Price: \$664,100	LP/SqFt: \$231.79
Owner:	Owner Phone:	Listing Type: Exclusive Right To Sell
Financing Available: Cash, Conventional, VA Loan	MGMT Contact Info:	
Spec List Type: Exclusive Right To Sell	Bonus:	Bonus Exp Date:
Single Agent: 3%	Non-Rep: 1%	Trans Broker: 3%
Realtor Information: Floor Plan Available, No Sign, See Attachments		
Confidential Info: Go To Site		
Showing Instructions: Go Direct		
Driving Directions: From Downtown Tavares, Main Street/roundabout of Disston Ave & Lake Dora Ave-go East on Lake Dora Ave toward Mt Dora (road turns into Lakeshore Dr) Go around the lake to left on Virginia Ave. The property is 35-50 ft past the paved part of the road.		
Realtor Remarks: Commissions are paid at slab pour, Construction to Permanent loan required. Kevco Builders License: CBC #1262458 is the exclusive builder. Cricket Payne/Robert Q. Williams, P.A.-380 W. Alfred St. Tavares - #352-343-6655 x 7 - realestate@wssattorneys.com. Photos shown of a previously built model, actual options available differ.		