

# \$529,000 - 108 Colonial Pine Lane, MINNEOLA

MLS® #S5109866

## \$529,000

4 Bedroom, 4.00 Bathroom, 3,479 sqft  
Residential on 0 Acres

MINNEOLA PINE BLUFF PH 03, MINNEOLA, FL

One or more photo(s) has been virtually staged. SELLER IS EXTREMELY MOTIVATED and offering \$10,000.00 for buyers to use as closing cost assistance / rate buy down. Welcome to the serene Minneola community of Pine Bluff! This stunning 4-bedroom, 3.5-bathroom home is a one-of-a-kind gem with over 3,400 sq. ft. of living space. As you walk into the front door the first floor features an open living room & dining room combination. The kitchen with 42" upper cabinets, granite countertops, and a spacious eat-in area that flows seamlessly into the family room, making it perfect for gatherings. From the kitchen sliding glass door, step out to a tranquil pool area that offers a peaceful retreat within your backyard with a new vinyl fence. Enjoy homemade lemonade from your very own lemon tree that produces lemons almost year-round. On the second level, you'll find an oversized primary bedroom with a separate sitting area and a private en-suite bathroom featuring double sink vanities, a garden tub and separate walk-in shower and water closet. Additionally, there are 3 large bedrooms and a versatile landing area that can easily be converted into an office space. Enjoy quick access to the turnpike, Hwy 27, and Hwy 50, as well as nearby shopping and dining options. The Clermont National golf course is right down the road and The Clermont Waterfront Park is only a short drive away along with the Central Florida Biking and Walking Trail



system. This home is located on a cul de sac street and backs to conservation. It combines luxury, comfort, and convenience in a picturesque setting! Best priced pool home in the area!

Built in 2010

**Essential Information**

MLS® #	S5109866
Price	\$529,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	3,479
Acres	0.28
Year Built	2010
Type	Residential
Sub-Type	Single Family Residence
Status	Pending

**Community Information**

Address	108 Colonial Pine Lane
Area	Minneola
Subdivision	MINNEOLA PINE BLUFF PH 03
City	MINNEOLA
County	Lake
State	FL
Zip Code	34715

**Amenities**

Parking	Driveway, Garage Door Opener
# of Garages	2
Has Pool	Yes

**Interior**

Interior Features	Ceiling Fans(s), Eat-in Kitchen, Living Room/Dining Room Combo, PrimaryBedroom Upstairs, Solid Surface Counters, Solid Wood Cabinets, Walk-In Closet(s)
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Appliances	Dishwasher, Dryer, Electric Water Heater, Microwave, Range, Washer, Water Softener
Heating	Central, Electric
Cooling	Central Air

**Exterior**

Exterior Features	Rain Gutters, Sidewalk, Sliding Doors
Roof	Shingle
Foundation	Slab

**Additional Information**

Days on Market	269
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Listing Information Courtesy of Florida Realty Results Llc

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