

**G5078466 2011 ALLENDE AVE, THE VILLAGES, FL 32159****County:** Sumter**Subdiv:** VILLAGES/SUMTER**Subdiv/Condo:****Beds:** 3**Baths:** 2/0**Pool:** Private, Community**Property Style:** Single Family Residence**Lot Features:** On Golf Course, Pasture/Agriculture, Street Paved**Total Acreage:** 1/4 to less than 1/2**Minimum Lease Period:** No Minimum**Garage:** Yes **Attch:** Yes **Spcls:** 2**Garage/Parking Features:** Driveway**Assigned Spcls:****New Construction:** No**Property Condition:** Completed**LP/SqFt:** \$305.40**Sold Date:** 07/30/2024**Sold Price:** \$700,000**SP/SqFt:** \$274.08**Home Warranty Y/N:****Flood Zone Code:** X**Total Annual Assoc Fees:** 2,340.00**Average Monthly Fees:** 195.00**Status:** Sold**Backups Requested:** No**List Price:** \$780,000**Year Built:** 1998**Special Sale:** None**ADOM:** 137**CDOM:** 137**Pets:** Cats OK, Dogs OK, Number Limit**Max Times per Yr:****Carport:** No **Spcls:****Permit Number:****Proj Comp Date:****Heated Area:** 2,554 SqFt / 237 SqM**Total Area:** 3,253 SqFt / 302 SqM

GOLF FRONT + PRIVATE POOL + NO BOND + PRIVACY in the SMALLEST VILLAGE in The Villages. Located in the Village of DE ALLENDE with 24 PREMIER HOMES on a quiet cul-de-sac street, nestled in between a championship golf course and a horse farm. This PREMIER ST. SIMON HOME situated on the CHAMPIONSHIP TEIRRA DEL SOL'S GOLF COURSE #3 hole, features spaciousness everywhere with 10 FOOT CEILINGS, LIVING ROOM and DINING ROOM, LARGE KITCHEN with center island, LARGE DEN and MASTER SUITE, all leading out to the PRIVATE POOL. The Split floor plan offers a MASTER SUITE with 2 walk-in closets and bathroom with twin vanities, large shower and soaking tub. The opposite side of the home boast 2 GUEST ROOMS separated by a LARGE GUEST BATHROOM. The KITCHEN has a center island and walk-in pantry. The large COVERED LANAI and SCREENED IN POOL is wonderful for entertaining or relaxing. SPECTACULAR home with PRIVACY in the front and back. This is a great home to personalize and make it your own. Conveniently located near Spanish Springs, Lake Sumter, shopping, dining and medical facilities. Bedroom Closet Type: Walk-in Closet (Primary Bedroom).

Land, Site, and Tax Information**Legal Desc:** LOT 6 THE VILLAGES OF SUMTER UNIT NO.13A PLAT BOOK 4 PAGES 139-139A**SE/TP/RG:** 11-18-23**Subdivision #:****Between US 1 & River:****Tax ID:** [D11C006](#)**Taxes:** \$4,523**Homestead:** Yes**CDD:** Yes**AG Exemption YN:****Add Parcel:** No**# of Parcels:****Ownership:** Fee Simple**SW Subd Condo#:****Development:****Flood Zone:** X**Floors in Unit/Home:** One**Bldg Name/#:****Book/Page:** 4-139-139A**MH Make:****Land Lease Y/N:** No**Land Lease Fee:****Planned Unit Dev:****Lot Dimensions:** 100x117**Existing Lease/Tenant:** No**Days Notice To Tenant If Not Renewing:****Water Frontage:** No**Water Access:** No**Water View:** No**Addtl Water Info:****Zoning:** RESI**Future Land Use:****Block/Parcel:** 0000**No Drive Beach:****Zoning Comp:****Front Exposure:** South**Tax Year:** 2023**Lot #:** 6**Annual CDD Fee:** 1,109**Other Exemptions:****Additional Tax IDs:****Complex/Comm Name:** DE ALLENDE**SW Subd Name:****Flood Zone Date:** 09/27/2013**Flood Zone Panel:** 12119C0086D**Floor #:** 1**Total # of Floors:** 1**Census Block:****Census Tract:** 9117.04**MH Model:****MH Width:****Lot Size Acres:** 0.27**Lot Size:** 11,700 SqFt / 1,087 SqM**Monthly Rental Amount:****End Date of Lease:****Month To Month Or Weekly Y/N:****Waterfront Ft:** 0**Water Name:****Water Extras:** No**Interior Information****A/C:** Central Air**Heat/Fuel:** Electric**Heated Area Source:** Public Records**Laundry Features:** Electric Dryer Hookup, Inside, Washer Hookup**Fireplace:** No**Accessibility Features:****Utilities:** Cable Connected, Electricity Connected, Natural Gas Available**Water:** Public**# of Wells:****Additional Rooms:** Attic**Interior Feat:** Ceiling Fans(s), High Ceiling(s), Vaulted Ceiling(s), Walk-In Closet(s)**Appliances Incl:** Cooktop, Dishwasher, Disposal, Dryer, Electric Water Heater, Exhaust Fan, Freezer, Refrigerator, Washer**Flooring Covering:** Carpet, Tile**Security Feat:****Total Area Source:** Public Records**Window Features:****Furnishings:****Sewer:** Public Sewer**# of Septics:**

Room Type	Level	Approx Dim	Flooring	Closet Type	Features
Living Room	First	22x19	Carpet		
Dining Room	First	15x10	Ceramic Tile		
Family Room	First	22x15	Ceramic Tile		
Kitchen	First	22x16	Ceramic Tile		
Primary Bedroom	First	20x14	Carpet	Dual Closets	
Bedroom 1	First	13x12	Carpet	Built-in Closet	
Bedroom 2	First	13x12	Carpet	Built-in Closet	
Primary Bathroom	First		Tile		Dual Sinks
Exterior Information					

Other Structures:

Ext Construction: Block, Stucco

Roof: Shingle

Foundation: Slab

Property Attached Y/N:

Garage Dim:

Property Description:

Architectural Style:

Ext Features: Irrigation System, Rain Gutters, Sliding Doors, Sprinkler Metered

Other Equipment:

Patio And Porch Features: Covered, Screened

Pool: Private, Community

Pool Dimensions: 26'X18'

Pool Features: Gunite/Concrete, In Ground, Screen Enclosure, Tile

Spa and Features:

Vegetation:

View: Golf Course, Pool, Trees/Woods

Farm Type:

Horse Amenities:

of Stalls:

Road Surface Type: Concrete

Road Responsibility: Public Maintained Road

Barn Features:

Fencing:

Paddocks/Pastures:

Green Features

Community Information

Community Features: Dog Park, Gated Community - No Guard, Golf Carts OK, Golf Community, Pool, Tennis Court(s)

Fee Includes: Community Pool, Pool Maintenance, Recreational Facilities

HOA / Comm Assn: Yes

HOA Fee: \$195

HOA Pmt Sched: Monthly

Mo Maint\$(add HOA):

Master Assn/Name: No

Master Assn Fee:

Master Assn Ph:

Monthly HOA Amount: \$195

Other Fee:

Condo Fee:

Monthly Condo Fee:

Housing for Older Per: Yes

Affidavit:

Expire/Renewal Date:

FCHR Website Y/N:

of Pets: 2

Pet Size:

Max Pet Wt:

Pet Restrictions: SEE DEED RESTRICTIONS

Can Property be Leased: Yes

Building Elevator Y/N:

Lease Restrictions: No

Years of Ownership Prior to Leasing Required: No

Minimum Lease Period: No Minimum

Additional Lease Restrictions:

Video and/or audio surveillance with recording capability may be in use on these premises. Conversations should not be considered private.

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