

**G5103225 3394 RIDGEWOOD PATH, THE VILLAGES, FL 32163****County:** Sumter**Subdiv:** VILLAGES/SUMTER**Subdiv/Condo:****Beds:** 3**Baths:** 2/0**Pool:** None**Property Style:** Single Family Residence**Lot Features:****Total Acreage:** 0 to less than 1/4**Minimum Lease Period:** No Minimum**Garage:** Yes **Attch:** Yes **Spcls:** 2**Garage/Parking Features:****Assigned Spcls:****New Construction:** No**Property Condition:****LP/SqFt:** \$256.51**Sold Date:** 01/13/2026**Sold Price:** \$382,500**SP/SqFt:** \$245.35**Home Warranty Y/N:****Flood Zone Code:**X**Total Annual Assoc Fees:**2,388.00**Average Monthly Fees:**199.00**Status:** Sold**Backups Requested:** No**List Price:** \$399,900**Year Built:** 2014**Special Sale:** None**ADOM:** 61**CDOM:** 61**Pets:****Max Times per Yr:****Carport:** No **Spcls:****Permit Number:****Proj Comp Date:****Heated Area:**1,559 SqFt / 145 SqM**Total Area:** 2,230 SqFt / 207 SqM

Price Reduced! Owner is motivated! Welcome to this stunning Three Bedroom, Two Bathroom Designer home with 1559 Square Feet of Living Space, located in the Village of Fernandina in The Villages, Florida! As you enter through the front door you will immediately notice the Beautiful Palm Treed Landscaping through the windows of the Florida Room, giving the home a very Tropical, Coastal feel. Features of this gorgeous home include Luxury Vinyl Flooring and Crown Molding throughout the home, Plantation Shutters, and a Walk-In Shower and 2 Walk-In Closets in the En Suite Primary Bathroom. This Split Style home includes Two Guest Bedrooms and a Guest Bathroom with a Tiled Bathtub separating the space with a pocket door for privacy. Additional features include an Indoor Laundry Room with Cabinets, a Laundry Hanging Space and a cabinet enclosed sink, High Ceilings, a Screened Lanai and Patio, very Nicely Landscaped with Privacy Landscaping in the Back Yard, and a bright, sunny Florida Room for added Living Space. This meticulously maintained, move in ready home is move-in ready and a Turn Key Option is available. The property is conveniently located near Shopping, Medical Facilities, Restaurants, is near the Fernandina Pool and Recreational Center and is a short drive to both Brownwood and Lake Sumter Landing Town Squares where you will find Specialty Shops, Restaurants and Nightly Entertainment. Come take a look at this exquisite home soon as it will not be on the market for long!

Land, Site, and Tax Information**Legal Desc:** LOT 114 THE VILLAGES OF SUMTER UNIT NO. 215 PB 13 PGS 13-13G**SE/TP/RG:** 11-19S-23E**Subdivision #:****Between US 1 & River:****Tax ID:** [G11H114](#)**Taxes:** \$4,846**Homestead:** Yes**CDD:** Yes**AG Exemption YN:****Alt Key/Folio #:** G11H114**Add Parcel:** No**# of Parcels:****Ownership:** Fee Simple**SW Subd Condo#:****Development:****Flood Zone:** X**Floors in Unit/Home:** One**Bldg Name/#:****Book/Page:** 13-13-13G**MH Make:****Land Lease Y/N:** No**Land Lease Fee:****Planned Unit Dev:****Lot Dimensions:****Existing Lease/Tenant:** No**Days Notice To Tenant If Not Renewing:****Water Frontage:**No**Water Access:** No**Water View:** No**Addtl Water Info:****Zoning:** RES**Future Land Use:****No Drive Beach:****Zoning Comp:****Tax Year:** 2024**Annual CDD Fee:** 1,133**Block/Parcel:** G11H114**Front Exposure:** Southeast**Lot #:** 114**Other Exemptions:****Additional Tax IDs:****Complex/Comm Name:****SW Subd Name:****Flood Zone Date:** 09/27/2013**Floor #:****Total # of Floors:****Census Block:** 4**MH Model:****Flood Zone Panel:** 12119C0151D**Census Tract:** 911402**MH Width:****Lot Size Acres:** 0.13**Monthly Rental Amount:****Month To Month Or Weekly Y/N:****Lot Size:** 5,780 SqFt / 537 SqM**End Date of Lease:****Waterfront Ft:** 0**Water Name:****Water Extras:** No**Interior Information****A/C:** Central Air**Heat/Fuel:** Central**Heated Area Source:**Public Records**Laundry Features:** Inside, Laundry Room**Fireplace:** No**Accessibility Features:****Utilities:** Electricity Connected**Water:** Public**# of Wells:****Flooring Covering:** Luxury Vinyl**Security Feat:****Total Area Source:** Public Records**Window Features:****Furnishings:**Negotiable**Sewer:** Public Sewer**# of Septics:**

Additional Rooms:

Interior Feat: Ceiling Fans(s), Crown Molding, High Ceiling(s), Living Room/Dining Room Combo, Primary Bedroom Main Floor, Split Bedroom, Walk-In Closet(s), Window Treatments

Appliances Incl: Dishwasher, Disposal, Dryer, Microwave, Range, Refrigerator, Washer

Room Type	Level	Approx Dim	Flooring	Closet Type	Features
Living Room	First	15.75x11.5	Luxury Vinyl		Ceiling Fan(s)
Dining Room	First	11.9x10.1	Luxury Vinyl		
Kitchen	First	10.5x10	Luxury Vinyl		Pantry
Florida Room	First	13.75x8.75	Luxury Vinyl		Ceiling Fan(s)
Primary Bedroom	First	12.85x14.25	Luxury Vinyl	Walk-in Closet	En Suite Bathroom
Bedroom 2	First	10.75x12.75	Luxury Vinyl	Built-in Closet	Ceiling Fan(s)
Bedroom 3	First	10.75x12.75	Luxury Vinyl	Built-in Closet	Ceiling Fan(s)
Balcony/Porch/Lanai	First	15x9	Concrete		

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, Lighting

Other Equipment:**Patio And Porch Features:**

Pool: None

Pool Dimensions:**Spa and Features:****Pool Features:****Vegetation:****View:****Farm Type:****Barn Features:****Horse Amenities:****Fencing:****# of Stalls:****# Paddocks/Pastures:**

Road Surface Type: Paved

Road Responsibility:**Green Features****Green Energy Generation:**

Green Energy Generation Y/N: No

Community Information

HOA / Comm Assn: No

HOA Fee:

HOA Pmt Sched:

Mo Maint\$(add HOA):

Master Assn/Name:No

Master Assn Fee:

Master Assn Ph:

Monthly HOA Amount:

Other Fee: \$199.00 / Monthly

Condo Fee:

Monthly Condo Fee:

Housing for Older Per: Yes

Affidavit:

Expire/Renewal Date:

FCHR Website Y/N:

Can Property be Leased: Yes

Building Elevator Y/N:

Association Approval Required: No

Years of Ownership Prior to Leasing Required: No

Lease Restrictions: Yes

Number of Ownership Years Prior to Lease: 0

Minimum Lease Period:No Minimum

Approval Process: See Leese Restrictions

Additional Lease Restrictions: See Lease Restrictions

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