

Cross Property 360 Property Customer View

2255 SE 1ST STREET, ORANGE CITY, Florida 32763

Listing

06183488 2255 SE 1ST ST, ORANGE CITY, FL 32763	
	County: Volusia Subdiv: BREEZEWOOD PARK UNIT 03A Subdiv/Condo: Breezewood Park Beds: 2 Baths: 2/0 Pool: Private Property Style: Single Family Residence Lot Features: In County, Level/Flat, Near Public Transit, Street Paved Total Acreage: 0 to less than 1/4 Minimum Lease Period: No Minimum Garage: No Attach: Spcs: Garage/Parking Features: Driveway Assigned Spcs: New Construction: No Property Condition: LP/SqFt: \$215.31 Home Warranty Y/N: Flood Zone Code: X Total Annual Assoc Fees: 0.00 Average Monthly Fees: 0.00
	Status: Pending Backups Requested: No List Price: \$301,000 Year Built: 1968 Special Sale: None ADOM: 11 CDOM: 11 Pets: Yes Max Times per Yr: Carport: Yes Spcs: 1 Permit Number: Proj Comp Date: Heated Area: 1,398 SqFt / 130 SqM Total Area: 1,632 SqFt / 152 SqM

Nestled in an established neighborhood halfway between Orlando and Daytona Beach, this 2-bedroom bungalow has it all: Lots of privacy, a screened-in pool, a manicured front yard, and a great interior layout. The curb appeal here stands out, as the home has an immaculate screened-in carport that includes a storage area with built-in shelving. Inside the front door, you are greeted with lots of natural light, plus laminate & tile flooring (no carpets here!) The living room overlooks the pool and offers access to the double Florida room at the rear of the floorplan. This versatile space could be another living room, home office, or workout area. The fenced-in backyard here is nearly maintenance-free! The lovely pool is screened in, and there's plenty of space to lounge around the concrete deck. Back inside, the kitchen features tons of cabinet/counter space and a dining nook - which also leads out to the Florida room. The primary suite boasts a large walk-in closet, plus an ensuite with a long vanity and step-in shower. The spacious guest room and second full bathroom are just down the hall. Breezewood is a sought-after neighborhood that's close to everything. You can walk to lots of restaurants & retail stores along South Volusia Ave., while Publix, Walmart & more are located less than 10 min away by car. Just half an hour to the beach! New residents are arriving in Central Florida in record numbers, so this MOVE-IN-READY home (with a pool!) will not last long! Take a tour before someone else does.

Land, Site, and Tax Information

Legal Desc: LOT 6 BREEZEWOOD PARK UNIT 3A MB 28 PG 153 EXC 100 PC SUBSURFACE RIGHTS PER OR 4919 PG 1342 PER UNREC D/C PER OR 7149 PG 2409 PER OR 7149 PG 2422 PER OR 7149 PG 2423

SE/TP/RG: 14-18-30

Subdivision #:

Between US 1 & River: No

Tax ID: [801413000060](#)

Taxes: \$819

Homestead: Yes

CDD: No

AG Exemption Y/N:

Add Parcel: No

of Parcels:

Ownership: Fee Simple

SW Subd Condo#:

Development: Breezewood Park

Flood Zone: X

Floors in Unit/Home: One

Bldg Name/ #:

Book/Page: 28-153

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: R-4

Future Land Use:

Block/Parcel: 13

No Drive Beach:

Zoning Comp:

Front Exposure: Northeast

Tax Year: 2023

Lot #: 6

Annual CDD Fee:

Other Exemptions:

Additional Tax IDs:

Complex/Comm Name:

SW Subd Name:

Flood Zone Date: 09/29/2017

Flood Zone Panel: 12127C0620K

Floor #:

Total # of Floors:

Census Tract: 908.06

Census Block:

MH Width:

MH Model:

Total Units:

Lot Size Acres: 0.20

Lot Size: 8,800 SqFt / 818 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

Flooring Covering: Laminate, Tile

Heat/Fuel: Central

Security Features:

Heated Area Source: Public Records

Total Area Source: Public Records

Laundry Features: Inside

Window Features:

Fireplace: No

Furnishings:

Accessibility Features:

Utilities: BB/HS Internet Available, Cable Available, Electricity Connected, Public

Sewer: Septic Tank

of Wells:

of Septics: 1

Additional Rooms:

Interior Feat: Ceiling Fans(s), Walk-In Closet(s)

Appliances Incl: Built-In Oven, Dishwasher, Dryer, Electric Water Heater, Exhaust Fan, Microwave, Range, Range Hood, Refrigerator, Washer, Water Softener

Room Type

Level

Approx Dim

Flooring

Bedroom Closet Type

Features

Primary Bedroom

First

12x15

Laminate

Walk-in Closet

Ceiling Fan(s)

Primary Bathroom

First

7x6

Tile

Shower - No Tub

Bedroom 2

First

12x11

Laminate

Built-in Closet

Ceiling Fan(s)

Bathroom 2

First

8x7

Tile

Ceiling Fan(s)

Dining Room

First

10x10

Tile

Ceiling Fan(s)

Florida Room

First

9x14

Laminate

Ceiling Fan(s)

Kitchen

First

10x13

Tile

Water Closet/Priv Toilet

Living Room	First	13x19	Laminate	Ceiling Fan(s)
Laundry	Basement	6x9	Carpet	

Exterior Information

Other Structures:
Ext Construction: Block

Roof: Shingle

Property Description:
Architectural Style:Ranch

Ext Features: Irrigation System, Private Mailbox, Sliding Doors

Other Equipment:
Patio And Porch Features: Covered, Enclosed, Front Porch, Patio, Rear Porch, Screened

Pool: Private

Foundation: Slab

Property Attached Y/N:
Garage Dim:
Pool Features: Indoor

Vegetation: Mature Landscaping

View:
Farm Type:
Horse Amenities:
of Stalls:
Road Surface Type: Paved

Road Responsibility:
Spa and Features: No

Barn Features:
Fencing: Vinyl

Paddocks/Pastures:

Green Features

Disaster Mitigation:
Green Water Features:
Indoor Air Quality:
Green Landscaping:
Green Energy Features:
Green Sustainability:
Green Energy Generation:
Solar Panel Ownership:

Community Information

HOA / Comm Assn: No

HOA Fee:
HOA Pmt Sched:
Mo Maint\$(add HOA):
Master Assn/Name:No

Monthly HOA Amount:
Condo Fee:
Housing for Older Per: No

Affidavit:
Master Assn Fee:
Master Assn Ph:
Elementary School: [Manatee Cove Elem](#)
Other Fee:
Monthly Condo Fee:
Expire/Renewal Date:
FCHR Website Y/N:
Middle School:
[River Springs Middle School](#)
High School:
[University High School-VOL](#)
Can Property be Leased: Yes

Building Elevator Y/N:
Association Approval Required: No

Years of Ownership Prior to Leasing Required: No

Lease Restrictions: No

Number of Ownership Years Prior to Lease: 0

Minimum Lease Period:No Minimum

Additional Lease Restrictions:

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