



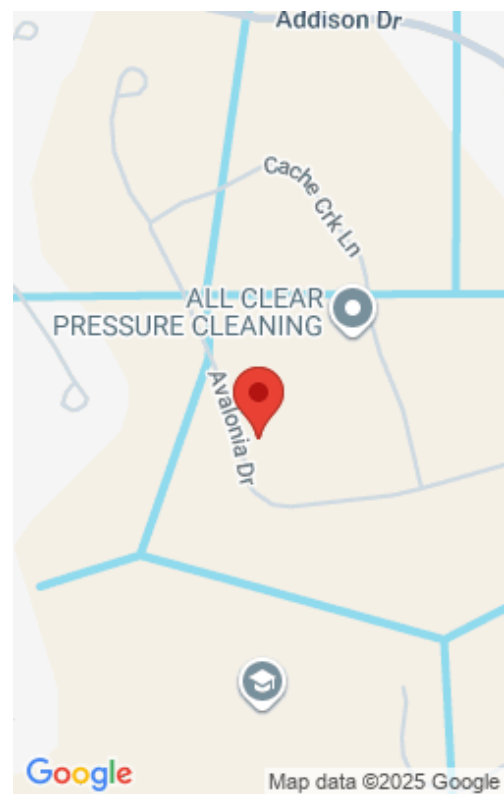
**\$524,900**

## **2940 AVALONIA DRIVE, MELBOURNE, FL, 32940**

<https://austingarnerrealestate.com>

Stunning Lakefront End-Unit Townhome in Avalonia! Built in 2023, this upgraded home features IMPACT WINDOWS all around—an expensive upgrade you'd pay thousands for if building today. Also includes 10-ft doors and upgraded paint. Island kitchen showcases Kohler farmhouse sink, Govee under-cabinet lighting, granite counters, LED pendants, air fryer oven, paneled fridge, and crown molding on [...]

- 3 beds
- 2 baths
- Townhouse
- Residential
- Active
- 1731 sq ft



# Basics

**Category:** Residential

**Status:** Active

**Bathrooms:** 2 baths

**Lot size:** 0.13 sq ft

**Subdivision Name:** Avalonia

**Lot Size Acres:** 0.13 acres

**Type:** Townhouse

**Bedrooms:** 3 beds

**Area:** 1731 sq ft

**Year built:** 2023

**Bathrooms Full:** 2

**County:** Brevard

# Building Details

**Construction Materials:** Block, Stucco

**Sewer:** Public Sewer

**Current Use:** Residential

**Roof:** Shingle

**Architectural Style:** Traditional, Villa

**Heating:** Central, 1

**Stories:** 1

**Levels:** One

# Amenities & Features

**Laundry Features:** Lower Level, In Unit

**Utilities:** Cable Connected, Electricity Connected, Sewer Connected, Water Connected

**Parking Features:** Garage, Garage Door Opener

**WaterSource:** Public,

**Interior Features:** Breakfast Bar, Ceiling Fan(s), Entrance Foyer, Kitchen Island, Open Floorplan, Pantry, Primary Downstairs, Smart Home, Walk-In Closet(s), Primary Bathroom - Shower No Tub, Split Bedrooms

**Patio And Porch Features:** Patio

**Cooling:** Central Air

**Flooring:** Carpet, Tile

**Association Amenities:** Basketball Court, Clubhouse, Fitness Center, Maintenance Grounds, Maintenance Structure, Park, Playground, Tennis Court(s), Pickleball, Management - Full Time, Pool

**Garage Spaces:** 2, 1

**Appliances:** Dishwasher, Electric Cooktop, Electric Oven, Ice Maker, Refrigerator

**Lot Features:** Sprinklers In Front, Sprinklers In Rear

**Exterior Features:** Impact Windows



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## Fees & Taxes

**Tax Assessed Value:** \$1,675.94

**Association Fee**  
**Frequency:** Monthly

**Association Fee Includes:** Cable TV, Insurance, Internet, Maintenance Grounds, Maintenance Structure, Pest Control

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## School Information

**HighSchool:** Viera

**Middle Or Junior School:** DeLaura

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## Miscellaneous

**Road Surface Type:** Asphalt

**Listing Terms:** Cash, Conventional, FHA, VA Loan

**Special Listing Conditions:** Standard **Pets Allowed:** Size Limit

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## Courtesy of

**List Office Name:** Ellingson Properties

