



5124 PARK CENTRAL DR # 522, ORLANDO

County: Orange County **Zip Code:** 32839-5362 **Unit #:** 522 **Status:**
Sub. Name: BELMONT AT PARK CENTRAL CONDO **List Price:**
Beds: 2 **Baths:** 2 **SqFt Heated:** 874 **Year Built:** 1994
Private Pool: N **Special Sale:**
Property: 2nd Floor Multi-Story Condo **ADOM:** 10
Total Acreage: Zero Lot Line **Total SqFt:** 874 **Pets Y/N:** Y **CDOM:** 9
Construction Status: **Proj. Comp. Date:**
Location: City Limits, Sidewalk, Street Paved,Level,Close to Bus

Land, Site and Tax Information

SE/TP/RG: 16-23-29 **Subdivision #:** 0634 **Section #:** **Block/Parcel:** 00 **Front Exposure:** South
Tax ID: 16 23 29 0634 00 522 **Alt.Key/Folio#:** **Additional Parcel:** N **Mill Rate:** 18.233499 **Lot #:** 522
Taxes: \$1,258.00 **Tax Year:** 2008 **Homestead:** **Other Exemptions:** **CDD:** N **Annual CDD Fee:**
Legal Description: 8832/2152 ERROR IN LEGAL DESC -- BELMONTAT PARK CENTRAL CONDOMINIUM 8371/1424 UNIT 205-522
Ownership: Condominium **Complex/Community Name:** **Book/Page:** 8371/1424 **Floor #:**
MH Make: **Zoning:** CONDO **Future Land Use:** **Zoning Comp.:** Y **Min Lease:** **Lease # Per Year:**
Lot Dimensions: **Lot Size(Acres):** **Lot Size(SqFt):**
Water Frontage: **Water Access:** **Water Name:**
Water View: **Water Extras:** **Waterfront Feet:**

Interior Information

Living Room: 15x15 **Master Br.:** 14x11 **5th Bedroom:** **Great Room:** **Study / Den:**
Family Room: **2nd Bedroom:** 13x11 **Studio:** **Air Conditioning:** Central
Kitchen: 10x09 **3rd Bedroom:** **Dinette:** **Heat & Fuel:** Fuel - Electric,Heat Pump
Dining Room: 10x06 **4th Bedroom:** **Bonus Room:** **Floor Covering:** Carpet,Vinyl
Fireplace: N - **Balcony/Porch:** 08x05 **Security System:**
Utilities Data: Public Sewer,Public Utilities
Interior Layout: Living/Dining Room Combo
Interior Features: Blinds/Sh,Ceiling Fan(s)
Master Bath: Handicapped Accessible, Shower No Tub
Appliances Incl: Dishwasher,Disposal,Hot Water Electric,Dryer,Microwave,Range,Refrigerator,Washer,Range Hood
Kitchen: Pantry **Additional Rooms:**

Exterior Information

Ext. Construction: Stucco,Wood Frame **Style:** Traditional **Pool:**
Exterior Features: Mature Landscaping,Oak Trees,Patio/Porch Covered
Garage/Carport: None **Dimensions:** **Roof:** Shingle

Community Information

Community Features: Comm Pool, Dock, Fees Req, Fitness, Gated Comm, Security, Tennis Courts

Maintenance Includes: Bldg Exter, Ground Mtnce, Security, Trash Remv

Housing for Older Persons: **# of Pets:** **Max Pet Weight:** **Pet Restrictions:**
HOA / Comm Assn: Required **HOA Fee:** \$282.80 **HOA Payment Schedule:** Monthly **Mo.Maint.\$(addition to HOA):**
Elementary School: **Middle School:** **High School:**

Realtor Info

List Agent: CHARLES DOMINICO / LARRY WILLIAMS **Agent ID:** 208497 2610744446 **Agent Direct:** 4
Sales Team: **E-mail:** cdominico@cfl.rr.com **Agent 2 Phone:** 4
Office: WEICHERT REALTORS HALLMARK PRO **Office ID:** 51584A **Agent Fax:**
List Date: 07/12/2009 **Original Price:** **LP/SqFt:** **Agent Pager/Cell:**
Contract: 07/21/2009 **Previous Price:** **SP/SqFt:** **Office Phone:** 4
Exp. Clsg Date: 12/07/2009 **Price Change:** **LP/SP Ratio:** **Office Fax:** 4
Sold Date: 11/25/2009 **Sold Price:** **Owner:** **Owner Phone:**
Off-Market: 11/25/2009 **Days to Contract:** 9 **Listing Type:** Exclusive Right to Sell **Spec Listing Type :** Not Applicable
Withdrawn: **Days to Closed:** 136 **Expiration Date:** **Call Center #:**
Sold by: LEE REID (261067793) **Office:** REID REALTY-DISNEY AREA HOMES (60478)
Management Comp Info: **Financing Avail:** Cash
Buyer Agent: 3.0% **Non-Rep:** 0.0% **Trans Broker:** 3.0% **Terms:** All Cash
Realtor Info: Sold As-Is
Confidential Info: Vacant
Showing Instructions: U
Driving Directions: From I-4 take conroy east*Left on John Young Pkwy*Park Central on the right*Security guard will direct you to the building.

Realtor Only Remarks: Bank Owned: All offers on FAR/BAR 8 contract. "Sold As Is". CASH ONLY!! Show Proof of Funds. Commission: \$1200 to Buyer Agent or Trans Broker.