

Gorgeous 3/3.5 Home in the heart of Winter Park!

407.628.2500

1250 Woodmere Drive
Winter Park, Florida 32789

Rent: \$4,750.00 **Size:** 3606 SqFt

3 Beds 3.5 Baths Single Family House

Deposit: \$4,750.00 USD
standard approval amount

Application Fee: \$70.00 USD

Included Utilities:

Lawn Service

Schools: contact orange county school website for information.

For more information:

<http://www.jandergroup.com>



Property Description

Come fall in love with this gorgeous, two story traditional beauty in the heart of Winter Park, right in the Via's! This home features 3 Bedrooms, 3.5 Baths, Formal Large Living Room, Dining Room, additional Large Office with built-in desk, Large Great Room with a fireplace and finally a stunning updated Kitchen. All of the rooms in this home are generously sized, and there is plenty of storage throughout.

The open Kitchen is the heart of this home and is exquisitely updated, featuring a very spacious island which overlooks the large Great Room. The Kitchen appliances are stainless steel and include double ovens, cook top, refrigerator, microwave, and dishwasher. The white kitchen cabinets, built in desk space, beautiful back-splash, quartz counters and lighting finish off this space. In the Great Room are built-in cabinetry as well as two sets of French doors opening to the back of the home. One set opens to the covered back Porch, and the other opens to the brick Patio and lush backyard.

The home has wood floors throughout all main areas downstairs, carpet in the Bedrooms, plantation-style shutters on the windows, extensive crown molding, high ceilings and ceiling fans throughout.

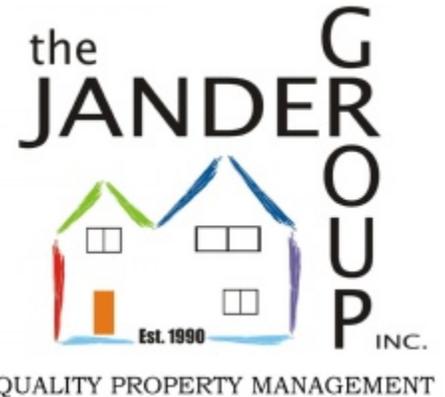
The spacious Master Suite is downstairs with a private en-suite Master Bathroom, which has exquisite marble detailing, separate vanities, a walk-in shower and soaking tub. There is also a huge walk-in organized Closet off the Master Bath with an island. Also downstairs is the Half-Bathroom and the nice size Laundry Room.

Upstairs you'll find two more Bedrooms, each having window seats in the dormers and are generously sized with their own Baths, walk-in closets, PLUS an additional large room off each bedroom - perfect for a huge Dress Closet, Playroom, Study Room, or Workout Space....such a FUN feature! The mature landscaping is plentiful, with beautiful Oak trees and lots of room for entertaining with friends and family.

Located down the street from The Winter Park Racquet Club, and a short bike ride or car ride to Park Avenue or the new downtown Maitland Centre, you can't beat this prime Winter Park location. Lawn Service is included in the rent. Executive rental homes like this don't come available often.

This is a must see and will not last long!

Always check our website - www.jandergroup.com - for up-to-date info and availability of this home or email us at Leasing@jandergroup.com.



The Jander Group, Inc.

Office Location
1440 Howell Branch Road (map)
Winter Park, Florida 32789

JANDER LEASING STAFF
407.628.2500 x1



EQUAL HOUSING
OPPORTUNITY

****IMPORTANT**** When replying please make sure to send to leasing@jandergroup.com. Most sites will send your reply to a site specific address instead of our leasing@jandergroup.com address.

Financial Requirements:

There is a nonrefundable lease application fee per adult or married couple, which must be paid to process a lease application. Please find the lease application and fee information available on our website.

Applicants meeting the standard and customary qualifications for rental have a security deposit equal in value to one month's rent. Conditional approvals require a higher security deposit. At minimum, lease applications will have the following checks completed: full-time local employment (no co-signers), current and previous verifiable rental/mortgage payment history, standard retail credit report, eviction search, criminal record history, bankruptcies and foreclosures/short sales search. Please note that applicants with a bankruptcy discharged for less than two years cannot be approved (NO Exceptions).

This home is not on the Government Section 8 Program/Housing Choice Voucher. #61201

Restrictions

Dogs: Dogs (ok)

Cats: Cats (ok)

BREED RESTRICTIONS/PETS ON APPROVAL BASIS

Smoking: No Smoking

Lease Details

minimum of one year

Section 8: Housing Assistance Not Accepted

Date Available: Immediately