

\$1,995,000 - 1612 Magnolia Avenue, WINTER PARK

MLS® #O6348215

\$1,995,000

4 Bedroom, 5.00 Bathroom, 3,153 sqft

Residential on 0.22 Acres

FLORA PARK 2ND ADD, WINTER PARK, FL

Under contract-accepting backup offers. Welcome home to 1612 Magnolia Avenue. Built by the renowned custom home builder Lundev, this beautifully crafted transitional residence blends thoughtful design with luxurious comfort. From its striking exterior to the serene backyard oasis, every detail is designed to impress even the most discerning buyer. Upon entry, a dedicated office sits just off the foyer with custom floor-to-ceiling cabinetry and dual workstations, perfect for working from home. Across the hall, the formal dining room offers an elegant setting for entertaining and connects to the kitchen through a temperature-controlled wine cellar with storage for more than 400 bottles. The chef's kitchen is a culinary dream featuring top-of-the-line appliances, a spacious island ideal for food preparation and presentation, and an open concept that flows seamlessly into the family room. A cozy gas fireplace anchors the family room, which opens through French doors to the covered lanai.

Enjoy year-round outdoor living with a fully equipped summer kitchen that includes a grill, Green Egg BBQ, refrigerator, and wraparound counter space for hosting while overlooking the sparkling pool. The backyard is a private sanctuary complete with a luxurious pool and a large cabana with a wood-burning fireplace. The first-floor primary suite offers peaceful views of the backyard and a spa-like bath with dual sinks, a soaking tub, and a separate



shower leading to an oversized walk-in closet with built-in storage. A mudroom, laundry room, powder bath, and convenient pool bath complete the well-planned first floor. Upstairs, three additional bedrooms provide ample space for family or guests. Two bedrooms share a Jack and Jill bath, while the third enjoys its own private en suite. This home has been extensively upgraded, combining comfort, sophistication, and modern convenience. Ideally located on a tree-lined street in one of Winter Park’s most desirable neighborhoods, it is minutes from the Winter Park Racquet Club, Park Avenue’s shopping and dining, YMCA, top-rated hospitals, and excellent public and private schools. Do not miss this rare opportunity to own a home that truly has it all. Welcome to the best of Winter Park living.

Built in 2014

Essential Information

MLS® #	O6348215
Price	\$1,995,000
Bedrooms	4
Bathrooms	5.00
Full Baths	3
Half Baths	2
Square Footage	3,153
Acres	0.22
Year Built	2014
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Pending

Community Information

Address	1612 Magnolia Avenue
Area	Winter Park

Subdivision	FLORA PARK 2ND ADD
City	WINTER PARK
County	Orange
State	FL
Zip Code	32789-1628

Amenities

Parking	Driveway, Garage Door Opener, On Street
# of Garages	2
View	Pool, Trees/Woods
Has Pool	Yes

Interior

Interior Features	Built-in Features, Ceiling Fan(s), Crown Molding, Dry Bar, Eating Space In Kitchen, High Ceilings, Kitchen/Family Room Combo, Open Floorplan, Pest Guard System, Primary Bedroom Main Floor, Solid Surface Counters, Solid Wood Cabinets, Thermostat, Walk-In Closet(s), Window Treatments
Appliances	Built-In Oven, Cooktop, Dishwasher, Disposal, Dryer, Exhaust Fan, Ice Maker, Microwave, Refrigerator, Tankless Water Heater, Washer
Heating	Central, Electric
Cooling	Central Air
Fireplace	Yes
Fireplaces	Gas, Living Room

Exterior

Exterior Features	French Doors, Irrigation System, Lighting, Outdoor Grill, Outdoor Kitchen, Outdoor Shower, Rain Gutters
Lot Description	City Lot, Landscaped
Roof	Shingle
Foundation	Block

School Information

Elementary	Dommerich Elem
Middle	Maitland Middle
High	Winter Park High

Additional Information

Date Listed	October 9th, 2025
Days on Market	23

Zoning

R-1A

Listing Details

Listing Office

PALMANO GROUP RE BROKERAGE LLC

All listing information is deemed reliable but not guaranteed and should be independently verified through personal inspection by appropriate professionals. Listings displayed on this website may be subject to prior sale or removal from sale; availability of any listing should always be independently verified. Listing information is provided for consumer personal, non-commercial use, solely to identify potential properties for potential purchase; all other use is strictly prohibited and may violate relevant federal and state law. Listing data comes from My Florida Regional MLS DBA Stellar MLS.

Listing information last updated on November 5th, 2025 at 1:25pm EST