



16619 Arezo Court

\$4,990,000

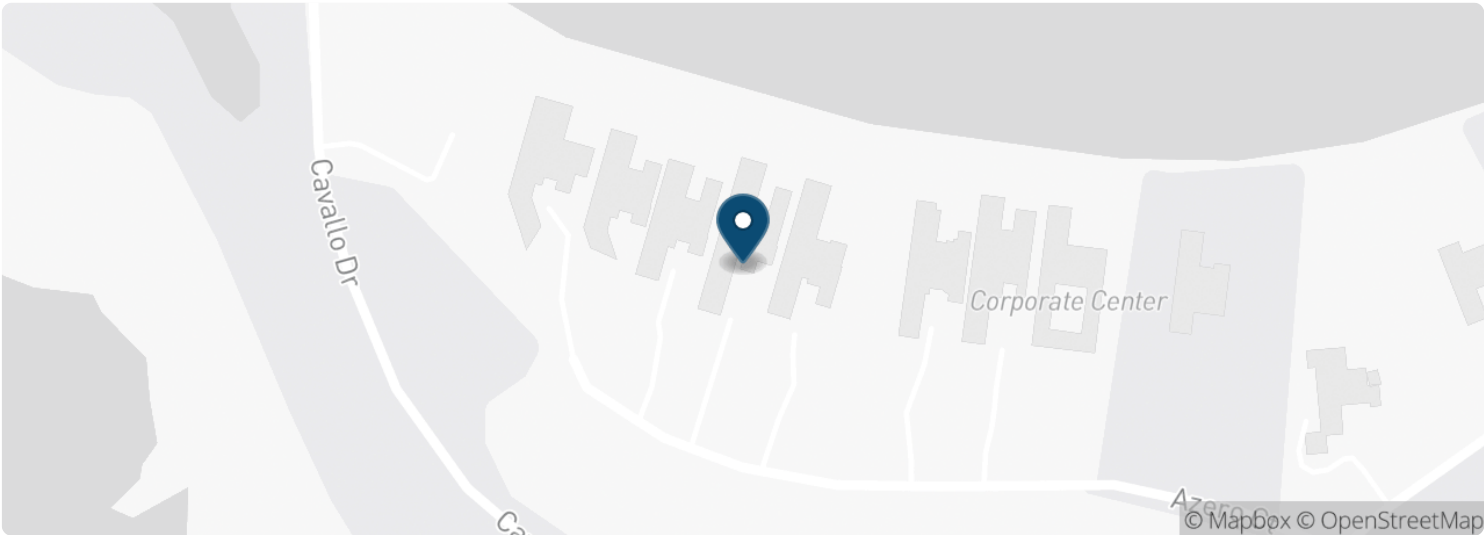
Single Family Residence · Montverde, FL 34756

6 beds | 10 baths | 11,049 sqft | Private pool & spa



[View online](#)

Year built	Price per sqft	Days on market	Listed	HOA	MLS #
2006	\$452	141 days	May 20, 2026	\$1,230 Quarterly	G5112651



Property overview

About this property

Every home has a story, and Villa Esperanza tells a rare and captivating one. This Mediterranean lakefront estate in Bella Collina blends Palm Beach–influenced architecture, Mizner-inspired details, and Lake Sienna views from nearly every window - defining a rare Central Florida luxury estate. Recognized as a Street of Dreams winner, this 11,049-square-foot residence offers 6 bedrooms, 7 full baths, and 3 half baths, including a detached one-bedroom, one-bath guest suite near the front courtyard. Crafted to be experienced, the home flows from a dramatic volume foyer with hand-laid marble mosaics to the arched Chicago brick ceiling, intricate stonework, custom ironwork, and those lake views woven throughout. The living spaces balance scale and warmth, offering room for quiet mornings and memorable gatherings. The kitchen features Wolf appliances, dual dishwashers, granite countertops, a Sub-Zero Pro 48 refrigerator, and an oversized island with integrated refrigeration. The first-floor primary suite is its own private escape, spanning approximately 2,500 square feet with a sitting room, wet bar, see-through stone fireplace, lake and spa views, dual dressing areas, an eight-head double shower, a Jacuzzi tub beneath an iron canopy, and two water closets, creating a primary bath designed for both comfort and privacy. Upstairs, four additional bedroom suites offer privacy, alongside a game room with a bar, theater room with a Home Cinema HDR10 4K wireless projector, and elevator access. Josh.ai smart home automation gives seamless control over lighting, climate, entertainment, and security. The lakefront terrace, heated pool, spa, courtyard, and summer kitchen area seamlessly blend the home with its natural surroundings. Picture mornings by Lake Sienna, afternoons by the pool, and evenings under the covered outdoor spaces in Bella Collina’s tranquil landscape. Within Bella Collina, a 24-hour guard-gated community, residents have access to an extraordinary lifestyle across more than 1,900 acres of rolling hills, with a Nick Faldo-designed championship golf course, tennis facilities, fitness center, resort-style pool, world-class spa, two restaurants, and a 75,000-square-foot clubhouse. With multiple bedroom suites, a detached guest suite, elevator access, and proximity to Montverde Academy (approximately 2.5 miles), Villa Esperanza is perfect for multi-generational living, extended guest stays, relocation to Central Florida, second-home use, or buyers seeking a private lakefront estate with architectural character and the Bella Collina lifestyle. Watch the video to discover the story behind Villa Esperanza, then schedule a private tour to experience this luxury estate in person.

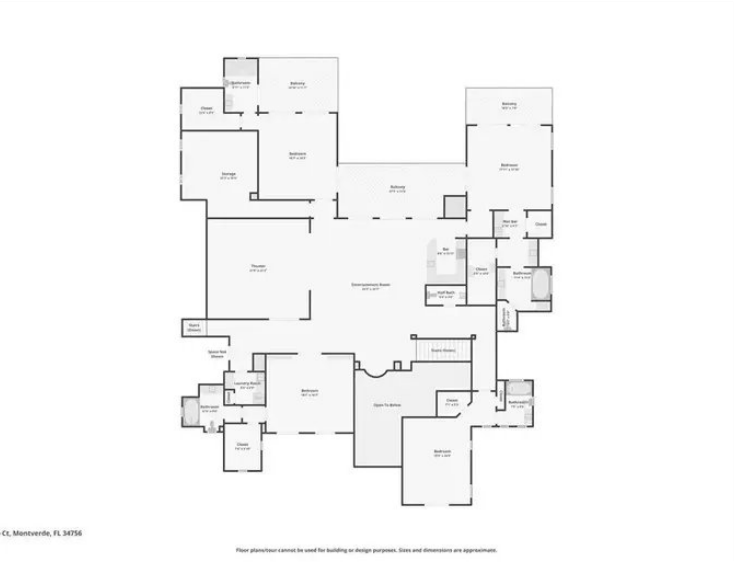
Key features

LEVELS
Two
LOT
.12 acres
FACES
South
PARKING
4-car garage, Electric Vehicle Charging Station(s), Oversized, Driveway
POOL
In Ground, Heated · Spa In Ground, Heated
VIEW
Water
COMMUNITY
Gated · Clubhouse, Pool, Golf, Playground, Fitness Center
HOA COVERS
Maintenance Grounds, Internet, Cable TV, Security
PETS
Dogs OK, Cats OK

Property gallery



Property gallery



Property & ownership details

Home

Property type	Single Family Residence	Year built	2006
Faces	South	Rooms	15
Living area	11,049 sqft	Total building area	15,208 sqft
Architectural style	Mediterranean	Levels	Two
Bedrooms	6	Bathrooms	10
Full bathrooms	7	Half bathrooms	3
Fireplace	Yes	Cooling	Central Air
Fireplace features	Living Room, Gas, Master Bedroom	Heating	Central
Lot size	1.12 acres	Water body	LAKE SIENA
Construction materials	Block, Stucco	Other structures	Guest House
Roof	Tile	Waterfront	Lake Front

Accommodation & amenities

Appliances	Disposal, Bar Fridge, Exhaust Fan, Dryer, Refrigerator, Range Hood, Dishwasher	Flooring	Hardwood, Carpet, Marble
Laundry	Inside, Laundry Room	Exterior features	Balcony, Lighting, Private Yard, Outdoor Grill, Outdoor Kitchen
Pool features	In Ground, Heated	Spa features	In Ground, Heated
View	Water	Accessibility	Accessible Elevator Installed

Parking & access

Open parking	Yes	Attached garage	Yes
Garage spaces	4	Covered spaces	4
Parking features	Electric Vehicle Charging Station(s), Oversized, Garage Door Opener, Driveway, Garage Faces Side		
Road frontage	Private Road	Road surface	Asphalt
Security features	Security Gate, Gated Community		

Community & HOA

Primary association	Artemis Lifestyles	Primary association fee	\$1,230
Primary fee frequency	Quarterly	Land lease	No
Senior community	No		
Association amenities	Park, Recreation Facilities, Tennis Court(s), Clubhouse, Playground, Spa/Hot Tub, Fitness Center, Gated, Security, Pool, Basketball Court		
Association fee includes	Maintenance Grounds, Internet, Cable TV, Security		
Community features	Clubhouse, Pool, Golf, Playground, Fitness Center, Park, Lake, Fishing, Tennis Court(s), Sidewalks, Restaurant		
Pets allowed	Dogs OK, Cats OK		

Utilities & services

Utilities	Electricity Connected, Natural Gas Connected, Cable Connected
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Price & sale history

Asking price reduced by \$260,000 (5%) since first listed.

Date	Event	Price	Change
Sep 22, 2026	Price reduced MLS #G5112651	\$4,990,000	-5% -\$260,000
May 20, 2026	Listed for sale MLS #G5112651	\$5,250,000	—
Sep 6, 2024	Sold MLS #O6220160	\$5,990,000	—
Jul 2, 2024	Listed for sale MLS #O6220160	\$5,990,000	—
May 6, 2014	Sold MLS #S4713772	\$2,225,000	—
Dec 26, 2013	Price increased MLS #S4713772	\$2,250,000	+50% +\$750,000
Jun 7, 2013	Listed for sale MLS #S4713772	\$1,500,000	—

History may be incomplete.

Stellar MLS / IDX



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Stellar (MFR) data last updated at October 8, 2026 at 4:01 AM EDT