



16250 Pendio Drive

\$4,300,000

Single Family Residence · Montverde, FL 34756

5
beds

6
baths

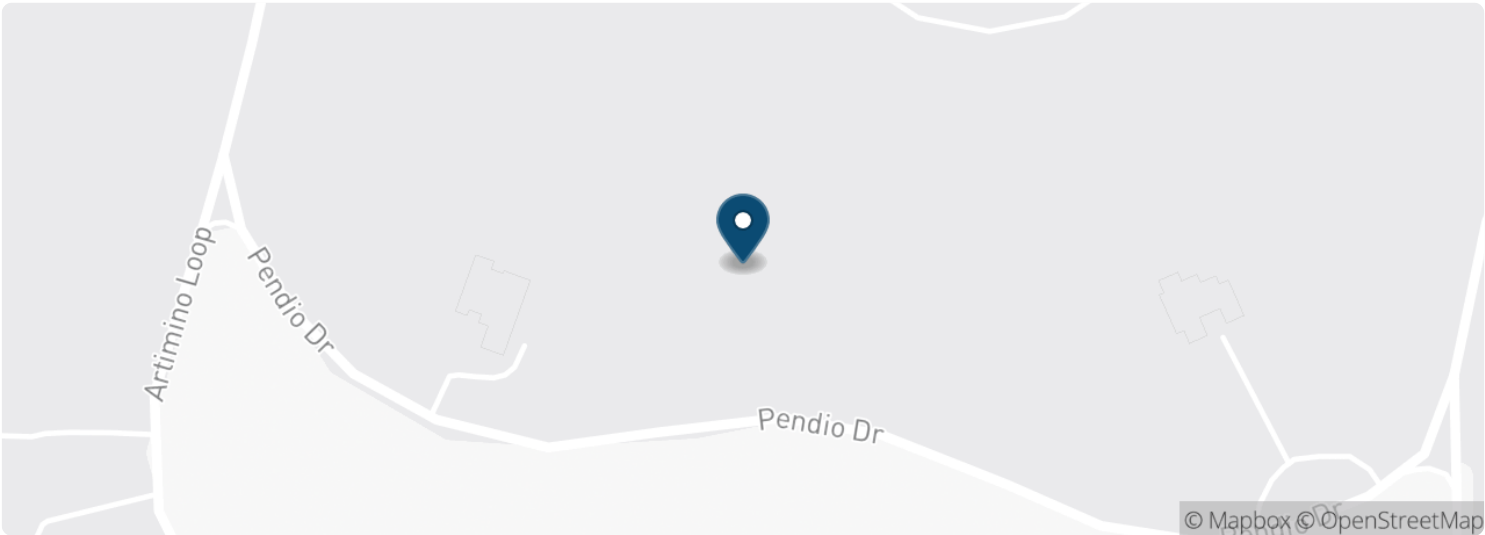
5,879
sqft

Private
pool & spa



[View online](#)

Year built	Price per sqft	Days on market	Listed	HOA	MLS #
2027	\$731	48 days	Aug 21, 2026	\$1,230 Quarterly	G5116726



Property overview

About this property

Under Construction. Under construction by **BOLD Signature Homes**, this exceptional single-story estate at **16250 Pendio Drive** brings a modern expression of luxury to Bella Collina. Set on approximately **1.46 acres**, the residence offers more than **5,100 square feet** of interior living space, five bedrooms, expansive entertaining areas, four-car garage capacity and a detached fifth-bedroom/gym pavilion. A dramatic entry introduces soaring **20-foot ceilings** that continue through the foyer and impressive great room. At nearly 910 square feet, this spectacular gathering space features walls of glass and **10-foot pocketing sliders** that open to the covered lanai, pool and grounds beyond, creating an effortless connection between indoor and outdoor living. The chef's kitchen pairs statement design with exceptional function, featuring a **Wolf and Sub-Zero appliance suite**, custom cabinetry, premium quartz surfaces and a generous island. A fully appointed **butler's kitchen and pantry** provides additional refrigeration, induction cooking, dishwasher and prep space, while a dedicated wine room adds another layer to entertaining. Privately positioned, the primary suite is designed as a personal retreat with 12-foot ceilings, sitting area, morning bar with built-in refrigeration and separate custom closets. The spa-inspired bath features a freestanding soaking tub, oversized glass shower, dual waterfall showerheads, body sprays and custom cabinetry. Two additional bedroom suites feature walk-in closets and private baths, while **Bedroom 4** doubles beautifully as a family or media room with its own wet bar. A **detached Bedroom 5/gym pavilion with wet bar** offers exceptional flexibility as a private guest retreat, fitness studio or combination of both. Outdoor living rivals a private resort with an approximately **704-square-foot covered lanai**, motorized screening and fully equipped summer kitchen featuring a professional-grade gas grill, refrigeration, dual sinks and waterfall-edge island. A **gas-heated saltwater pool and integrated spa with sun shelf** creates the centerpiece, surrounded by natural stone, landscaping and architectural lighting. Luxury finishes continue throughout with **engineered hardwood, porcelain stoneware, natural travertine, Level 5 wall finishes, Marvin windows, spray foam insulation, tri-zone HVAC and dual tankless water heaters**. Extensive smart-home infrastructure includes distributed audio, UniFi network technology, security cameras, architectural LED lighting and pre-wiring for automation and motorized shades. Four-car garage capacity with epoxy flooring and LiftMaster doors completes the residence. Located within the guard-gated community of **Bella Collina**, residents enjoy access to the Club at Bella Collina with its Nick Faldo-designed golf course, clubhouse dining, spa, fitness center, tennis, pickleball and resort-style pool, all near Montverde Academy and convenient to Orlando. **Developer will defer the \$40,000 Sports Membership Deposit to the next buyer.** Schedule your private presentation of **16250 Pendio Drive** and experience an extraordinary combination of single-story estate living, privacy and resort-inspired design.

Key features

LEVELS
One
LOT
.46 acres
FACES
South
PARKING
4-car garage
OUTDOOR
Screened, Rear Porch, Covered
POOL
In Ground, Heated · Spa In Ground, Heated
VIEW
Trees/Woods
COMMUNITY
Gated · Clubhouse, Pool, Golf, Playground, Fitness Center
HOA COVERS
Maintenance Grounds, Internet, Cable TV, Security

Property gallery



Property gallery



Property & ownership details

Home			
Property type	Single Family Residence	Year built	2027
New construction	Yes	Faces	South
Rooms	11	Living area	5,879 sqft
Total building area	8,067 sqft	Levels	One
Property condition	Under Construction	Bedrooms	5
Bathrooms	6	Full bathrooms	5
Half bathrooms	1	Fireplace	Yes
Cooling	Central Air	Fireplace features	Living Room, Ventless, Insert, Master Bedroom
Heating	Central, Electric	Lot size	1.46 acres
Water body	LAKE SIENA	Construction materials	Block, Stucco
Fencing	Other	Lot features	Near Golf Course, Level, Cleared, Landscaped
Roof	Metal		
Accommodation & amenities			
Appliances	Disposal, Bar Fridge, Tankless Water Heater, Dryer, Cooktop, Gas Water Heater, Wine Refrigerator, Convection Oven, Refrigerator, Range Hood, Freezer, Microwave, Washer, Dishwasher		
Flooring	Engineered Hardwood	Laundry	Inside, Laundry Room
Exterior features	Lighting, Rain Gutters, Outdoor Grill, Outdoor Shower, Outdoor Kitchen	Patio and porch	Screened, Rear Porch, Covered
Pool features	Gunite, In Ground, Heated	Spa features	In Ground, Heated
View	Trees/Woods		
Parking & access			
Attached garage	Yes	Garage spaces	4
Covered spaces	4	Parking features	Garage Door Opener, Garage Faces Side
Road frontage	Private Road	Road surface	Paved, Asphalt
Security features	Smoke Detector(s), Gated Community		
Community & HOA			
Primary association	RealManage / Derek Rubino	Primary association fee	\$1,230
Primary fee frequency	Quarterly	Land lease	No
Senior community	No		
Association amenities	Tennis Court(s), Clubhouse, Playground, Fitness Center, Gated, Cable TV, Golf Course, Pool, Basketball Court		
Association fee includes	Maintenance Grounds, Internet, Cable TV, Security		

Community features	Clubhouse, Pool, Golf, Playground, Fitness Center, Lake, Fishing, Tennis Court(s), Sidewalks, Restaurant
Pets allowed	Breed Restrictions, Dogs OK, Cats OK

Utilities & services

Utilities	Cable Available, Water Connected, Phone Available, Electricity Connected, Natural Gas Connected, Sewer Connected, Underground Utilities
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Price & sale history

Date	Event	Price	Change
Aug 21, 2026	Listed for sale MLS #G5116726	\$4,300,000	—
Sep 12, 2025	Sold MLS #G5096682	\$440,000	—
Jul 7, 2025	Price reduced MLS #G5096682	\$495,000	-0.8% -\$4,000
May 9, 2025	Listed for sale MLS #G5096682	\$499,000	—

History may be incomplete.

Stellar MLS / IDX



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