



322 E Central Boulevard Unit 1109

\$250,000

Condominium · Orlando, FL 32801

1

beds

1

baths

1,023

sqft



[View online](#)

Year built
2001

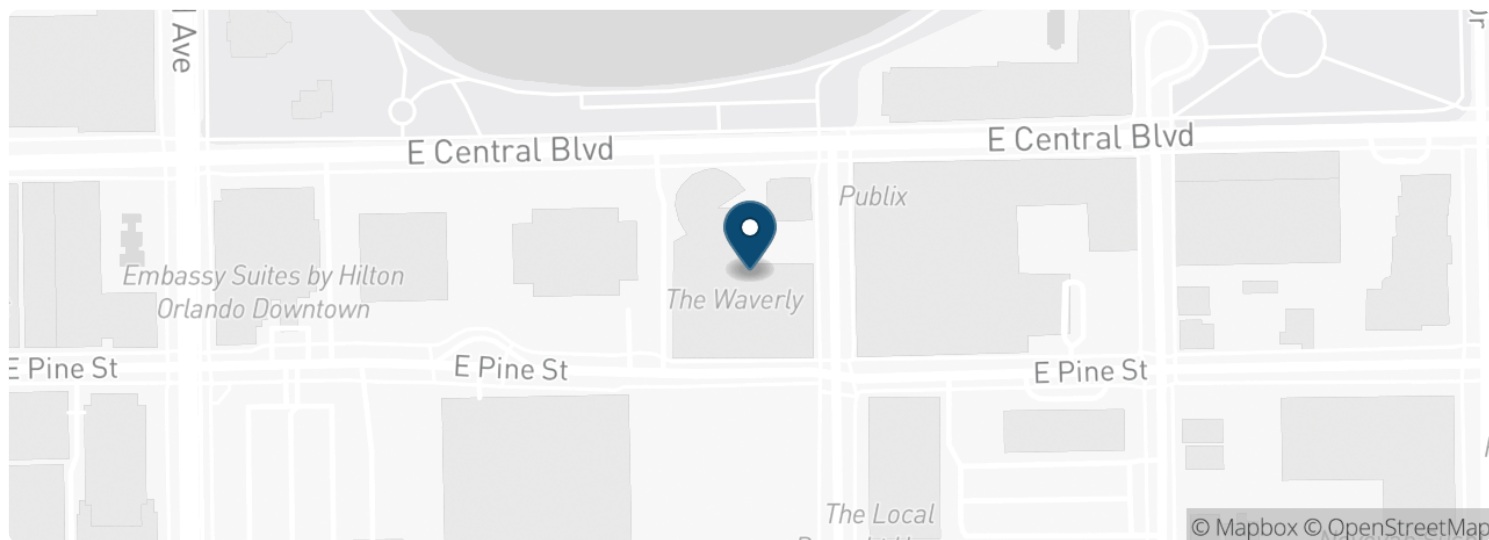
Price per sqft
\$244

Days on market
245 days

Listed
Feb 5, 2026

HOA
\$820 Monthly

MLS #
O6379023



Property overview

About this property

New Price! Luxury high-rise corner unit at The Waverly in Downtown Orlando offering 1,023 square feet of living space. This 1-bedroom residence features floor-to-ceiling windows with views of the pool and downtown skyline, updated flooring, a spacious primary bedroom, and an assigned parking space in a secure garage. The unit includes a private balcony and is located directly on Lake Eola. Positioned between vibrant Downtown Orlando and charming Thornton Park, with immediate access to restaurants, coffee shops, nightlife, shopping, fitness centers, and a Publix across the street. Enjoy Lake Eola Park, weekend farmers markets, and amphitheater events just outside your door. The Waverly offers resort-style amenities including a pool and spa with cabanas, grilling areas, fitness and business centers, resident lounge, concierge service, 24-hour doorman, and secure access. Walking distance from the Kia Center, Dr. Phillips Center for the Performing Arts, SR 408, and I-4, with continued downtown growth making this a strong opportunity in one of Orlando's most established high-rise communities. Contact us today to schedule a private showing

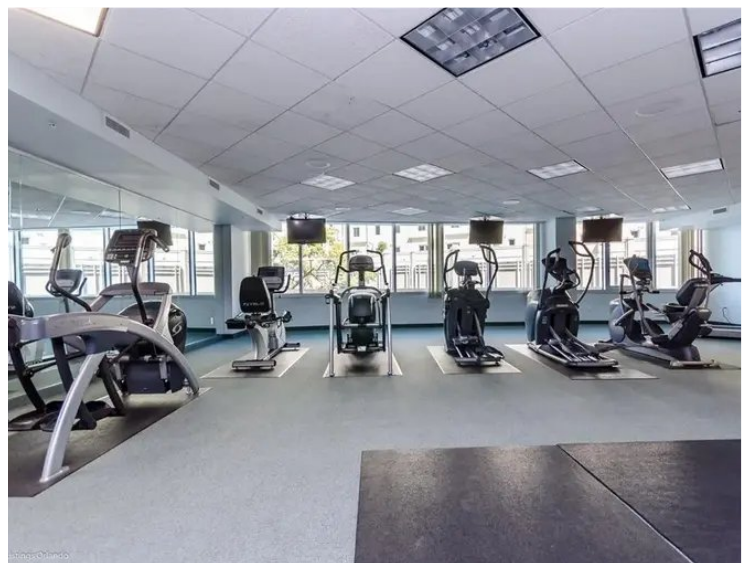
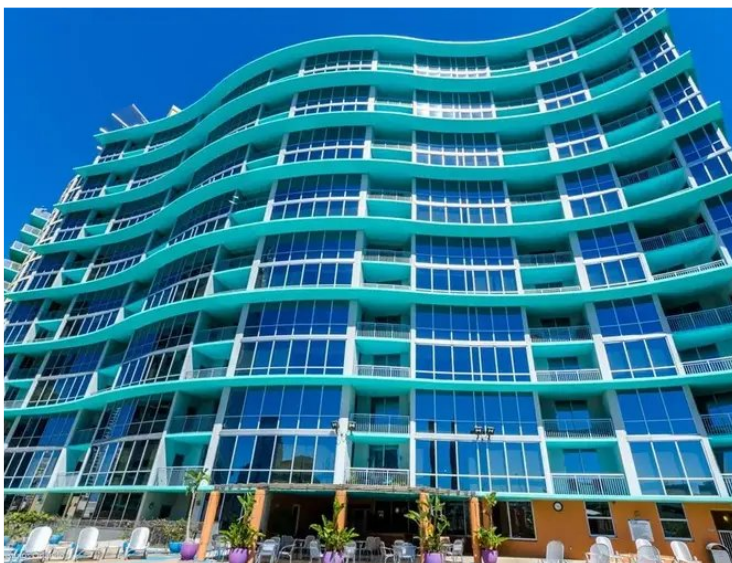
Key features

LEVELS
One
LOT
28,480 sqft
FACES
Southwest
PARKING
1-car garage, Deeded, Covered, Guest, Assigned
VIEW
City
COMMUNITY
Clubhouse, Pool, Fitness Center
HOA COVERS
Water, Maintenance Grounds, Trash, Insurance, Maintenance Structure, Sewer
PETS
Dogs OK, Cats OK, Allowed

Property gallery



Property gallery



Property & ownership details

Home

Property type	Condominium	Year built	2001
Faces	Southwest	Rooms	3
Building stories	22	Living area	1,023 sqft
Total building area	1,023 sqft	Levels	One
Bedrooms	1	Bathrooms	1
Full bathrooms	1	Cooling	Central Air
Heating	Central, Electric	Lot size	28,480 sqft
Construction materials	Concrete	Roof	Concrete

Accommodation & amenities

Appliances	Disposal, Dryer, Refrigerator, Range Hood, Range, Washer, Dishwasher	Flooring	Ceramic Tile, Luxury Vinyl
Laundry	Inside, Laundry Room	Exterior features	Outdoor Grill, Outdoor Shower
View	City		

Parking & access

Attached garage	Yes	Garage spaces	1
Covered spaces	1	Parking features	Deeded, Covered, Guest, Assigned
Road surface	Asphalt		

Community & HOA

Primary association	Waverly on Lake Eola - Andre Wilson	Primary association fee	\$820
Primary fee frequency	Monthly	Land lease	No
Senior community	No	Association fee includes	Water, Maintenance Grounds, Trash, Insurance, Maintenance Structure, Sewer
Community features	Clubhouse, Pool, Fitness Center, Sidewalks	Pets allowed	Dogs OK, Cats OK, Yes

Utilities & services

Utilities	Water Connected, Electricity Connected, Cable Connected, Underground Utilities		
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Price & sale history

Asking price reduced by \$39,000 (13.5%) since first listed.

Date	Event	Price	Change
Oct 5, 2026	Price reduced MLS #O6379023	\$250,000	-5.7% -\$15,000
Jul 2, 2026	Price reduced MLS #O6379023	\$265,000	-8.3% -\$24,000
Feb 5, 2026	Listed for sale MLS #O6379023	\$289,000	—
May 16, 2018	Sold MLS #O5567327	\$235,000	—
Mar 10, 2018	Listed for sale MLS #O5567327	\$249,000	—

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