



9561 Waterway Passage Drive

\$700,000

Single Family Residence · Winter Garden, FL 34787

4

beds

4

baths

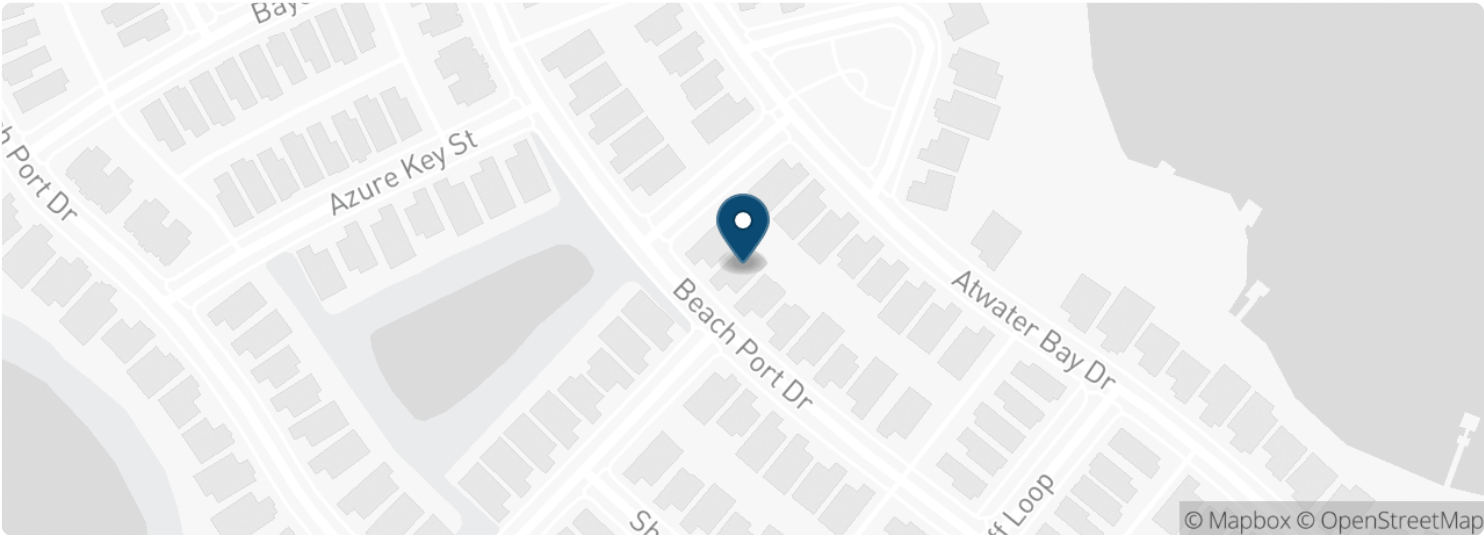
3,267

sqft



[View online](#)

Year built	Price per sqft	Days on market	Listed	HOA	MLS #
2018	\$214	83 days	Jul 17, 2026	\$255 Monthly	O6426027



Property overview

About this property

YOU CAN BE IN YOUR NEW HOME BY THANKSGIVING! Designed for comfortable everyday living and easy gatherings, this inviting Waterleigh home pairs a flexible two-story layout with fresh interior finishes, thoughtfully connected living spaces and the added convenience of HOA-included lawn maintenance. Brand-new interior paint creates a bright, polished backdrop throughout, while decorative wainscoting and chair rail added in 2021 bring character to the main living areas. Just off the foyer, a versatile flex room can serve as a home office, formal dining room, playroom, hobby space, or additional sitting area based on your needs. Wood-look tile extends across the first floor, where wide archways create an easy flow between the kitchen, casual dining area, and family room. The kitchen is anchored by a large island with seating and features white cabinetry, stainless steel appliances, a blue glass-tile backsplash, generous counter space, a walk-in pantry, and a cabinet-lined serving area. The refrigerator was replaced in July 2024, and the microwave was replaced in November 2023. The first-floor primary suite offers a comfortable retreat with a tray ceiling, multiple windows, and an en suite bath featuring dual vanities, a soaking tub, separate shower, and an exceptionally large walk-in closet. Upstairs, one secondary bedroom includes its own full bath, while two additional bedrooms share another full bathroom with dual sinks. The oversized loft provides adaptable space for media, recreation, work, or hobbies. A dedicated laundry room, powder bath, built-in drop zone cabinetry, and attached two-car garage add everyday convenience. Wi-Fi-enabled features include the refrigerator, washer, dryer, microwave, thermostat, garage door openers, Ring device, and two smoke detectors. The exterior was painted in August 2025, and the covered front porch, covered rear lanai, and grassy backyard provide additional space to relax outdoors. Waterleigh residents have access to amenities throughout every phase of the community, including four resort-style pools, three fitness centers, tennis courts, sand volleyball, mini-golf, multiple playgrounds, pavilions, and walking paths. Lawn maintenance is included with the HOA, allowing more time to enjoy the neighborhood and its convenient Horizon West location near SR-429, shopping, dining, and Central Florida attractions.

Seller information

SELLER TO CONTRIBUTE \$8,000 CREDIT TOWARDS BUYERS CLOSING COSTS. IN ADDITION, THE LENDER WILL OFFER A 1/0 RATE BUY DOWN IF UNDER CONTRACT BY 10/31/2026 AND YOU USE THE SELLERS PREFERRED LENDER.

Key features

LEVELS
Two
LOT
6,207 sqft
FACES
Southwest
PARKING
2-car garage, Driveway
OUTDOOR
Rear Porch, Front Porch, Covered
COMMUNITY
Clubhouse, Pool, Playground, Park
HOA COVERS
Maintenance Grounds
PETS
Allowed

Property gallery



Property gallery



Property & ownership details

Home

Property type	Single Family Residence	Year built	2018
Faces	Southwest	Rooms	10
Living area	3,267 sqft	Total building area	4,176 sqft
Architectural style	Contemporary	Levels	Two
Bedrooms	4	Bathrooms	4
Full bathrooms	3	Half bathrooms	1
Cooling	Central Air	Heating	Heat Pump
Lot size	6,207 sqft	Construction materials	Block, Stucco
Lot features	Landscaped	Roof	Shingle

Accommodation & amenities

Appliances	Disposal, Refrigerator, Microwave, Range, Dishwasher	Flooring	Carpet, Tile
Laundry	Laundry Room	Exterior features	Lighting, Rain Gutters
Patio and porch	Rear Porch, Front Porch, Covered		

Parking & access

Open parking	Yes	Attached garage	Yes
Garage spaces	2	Covered spaces	2
Parking features	Driveway	Road surface	Paved, Asphalt

Community & HOA

Primary association	Leland Management - Natalie Elbaz	Primary association fee	\$255
Primary fee frequency	Monthly	Land lease	No
Senior community	No	Association amenities	Park, Clubhouse, Playground, Pool
Association fee includes	Maintenance Grounds	Community features	Clubhouse, Pool, Playground, Park
Pets allowed	Yes		

Price & sale history

Asking price reduced by \$29,000 (4%) since first listed.

Date	Event	Price	Change
Oct 2, 2026	Price reduced MLS #O6426027	\$700,000	-4% -\$29,000
Jul 17, 2026	Listed for sale MLS #O6426027	\$729,000	—
Jul 21, 2020	Sold MLS #O5869580	\$454,000	—
Jun 12, 2020	Listed for sale MLS #O5869580	\$454,000	—
Feb 15, 2019	Sold MLS #O5744392	\$415,000	—
Jan 2, 2019	Price reduced MLS #O5744392	\$424,999	-1.2% -\$5,001
Nov 5, 2018	Listed for sale MLS #O5744392	\$430,000	—

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