



# 8754 Southern Breeze Drive

\$1,785,000

Single Family Residence · Orlando, FL 32836

6  
beds

5  
baths

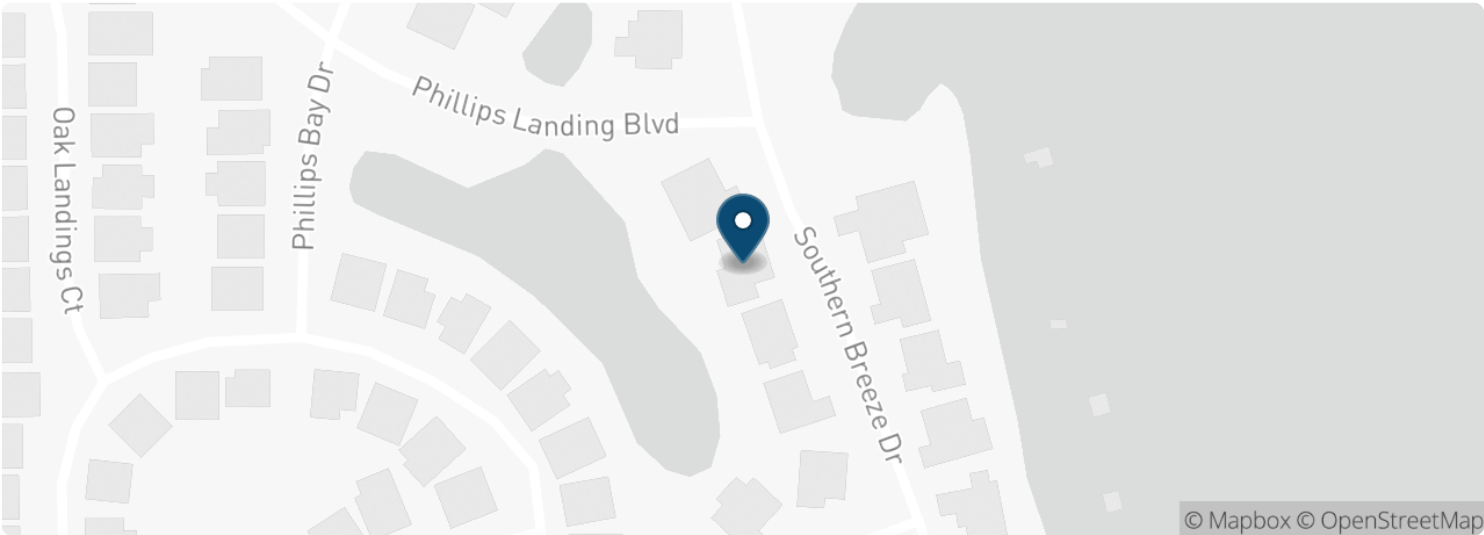
5,200  
sqft

Private  
pool & spa



[View online](#)

|            |                |                |             |                  |          |
|------------|----------------|----------------|-------------|------------------|----------|
| Year built | Price per sqft | Days on market | Listed      | HOA              | MLS #    |
| 1998       | \$343          | 7 days         | Oct 1, 2026 | \$2,835 Annually | O6444509 |



# Property overview

## About this property

Behind the 24-hour guarded gates of Estates at Phillips Landing, 8754 Southern Breeze Drive is set apart by its views. Out front, partial water and park views of Big Sand Lake open up from the front yard and the upstairs balcony. Out back, a tranquil pond gives the pool, spa, and outdoor living spaces a private, finished feel you won't find on an interior lot. The residence offers 5,200 sq/ft of refined living, with 6 bedrooms, 5 baths, and a floor plan designed for both grand entertaining and everyday comfort. The main-level primary suite is a private retreat, joined downstairs by a guest suite and a dedicated office/additional bedroom. Upstairs, are the additional bedrooms, play room, and a generous bonus room that opens to the balcony. At its heart is a completely remodeled kitchen, an approximately \$80,000 transformation with the finishes and function serious cooks and entertainers expect. Wood and tile flooring flow throughout, and three newer A/C systems keep every level comfortable. Outdoors, the screened lanai, opens to a resort-style pool and spa, all overlooking the pond. A fenced backyard, a three-car side-entry garage, and well irrigation that keeps the landscape lush while lowering water costs complete the property. Residents of this enclave enjoy a private community boat dock and lakeside gazebo, along with tennis, basketball, and a playground. Dr. Phillips' celebrated Restaurant Row, Orlando's world-class attractions, and Orlando International Airport are all minutes away. This is a rare chance to own water views on both sides of the home in one of Dr. Phillips' most private gated communities.

### Key features

|                                                             |
|-------------------------------------------------------------|
| LEVELS                                                      |
| Two                                                         |
| LOT                                                         |
| 15,056 sqft                                                 |
| FACES                                                       |
| Northeast                                                   |
| PARKING                                                     |
| 3-car garage, Oversized                                     |
| OUTDOOR                                                     |
| Screened, Rear Porch, Covered                               |
| POOL                                                        |
| In Ground · Spa In Ground, Heated                           |
| VIEW                                                        |
| Water                                                       |
| COMMUNITY                                                   |
| Gated · Playground, Park, Tennis Court(s), Basketball Court |
| HOA COVERS                                                  |
| Security                                                    |

## Property gallery



## Property gallery



## Property & ownership details

### Home

|                        |                         |                     |               |
|------------------------|-------------------------|---------------------|---------------|
| Property type          | Single Family Residence | Year built          | 1998          |
| Faces                  | Northeast               | Rooms               | 4             |
| Living area            | 5,200 sqft              | Total building area | 6,884 sqft    |
| Levels                 | Two                     | Bedrooms            | 6             |
| Bathrooms              | 5                       | Full bathrooms      | 5             |
| Fireplace              | Yes                     | Cooling             | Central Air   |
| Fireplace features     | Living Room             | Heating             | Electric      |
| Lot size               | 15,056 sqft             | Water body          | BIG SAND LAKE |
| Construction materials | Block, Stucco           | Roof                | Tile          |
| Waterfront             | Pond                    |                     |               |

### Accommodation & amenities

|                 |                               |                   |                |
|-----------------|-------------------------------|-------------------|----------------|
| Appliances      | Refrigerator, Dishwasher      | Flooring          | Hardwood, Tile |
| Laundry         | Inside, Laundry Room          | Exterior features | Balcony        |
| Patio and porch | Screened, Rear Porch, Covered | Pool features     | In Ground      |
| Spa features    | In Ground, Heated             | View              | Water          |

### Parking & access

|                 |                |                   |                              |
|-----------------|----------------|-------------------|------------------------------|
| Attached garage | Yes            | Garage spaces     | 3                            |
| Covered spaces  | 3              | Parking features  | Oversized, Garage Faces Side |
| Road surface    | Paved, Asphalt | Security features | Gated Community              |

### Community & HOA

|                          |                       |                         |                                                     |
|--------------------------|-----------------------|-------------------------|-----------------------------------------------------|
| Primary association      | Artemis Lifestyles    | Primary association fee | \$2,835                                             |
| Primary fee frequency    | Annually              | Land lease              | No                                                  |
| Senior community         | No                    | Association amenities   | Park, Tennis Court(s), Playground, Basketball Court |
| Association fee includes | Security              | Community features      | Playground, Park, Tennis Court(s), Sidewalks        |
| Pets allowed             | Dogs OK, Cats OK, Yes |                         |                                                     |

### Utilities & services

|           |                                        |  |  |
|-----------|----------------------------------------|--|--|
| Utilities | Electricity Connected, Sewer Connected |  |  |
|-----------|----------------------------------------|--|--|

# Price & sale history

| Date         | Event                            | Price       | Change             |
|--------------|----------------------------------|-------------|--------------------|
| Oct 1, 2026  | Listed for sale<br>MLS #O6444509 | \$1,785,000 | —                  |
| Jun 15, 2023 | Sold<br>MLS #O6102048            | \$1,500,000 | —                  |
| May 6, 2023  | Price increased<br>MLS #O6102048 | \$1,549,000 | +3.4%<br>+\$51,000 |
| Apr 5, 2023  | Listed for sale<br>MLS #O6102048 | \$1,498,000 | —                  |

History may be incomplete.

Stellar MLS / IDX



The data relating to real estate displayed on this sell sheet comes in part from the Internet Data Exchange (IDX) Program of Stellar MLS. All listing information is deemed reliable but not guaranteed and should be independently verified through personal inspection by appropriate professionals. Listings may be subject to prior sale or removal from sale; availability should always be independently verified. Listing information is provided for consumers' 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.

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