



1314 Birdie Way

Single Family Residence · Davenport, FL 33896

\$885,000

9
beds

5
baths

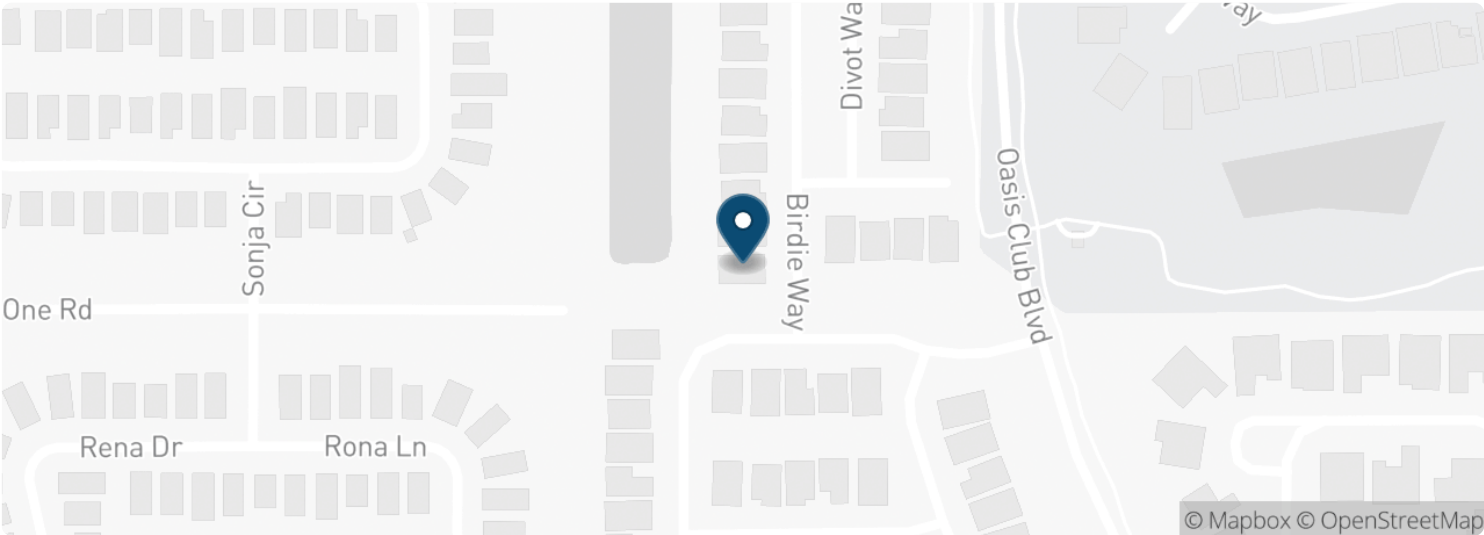
3,909
sqft

Private
pool & spa



[View online](#)

Year built	Price per sqft	Days on market	Listed	HOA	MLS #
2016	\$226	453 days	Jul 12, 2025	\$562 Monthly	S5130389



Property overview

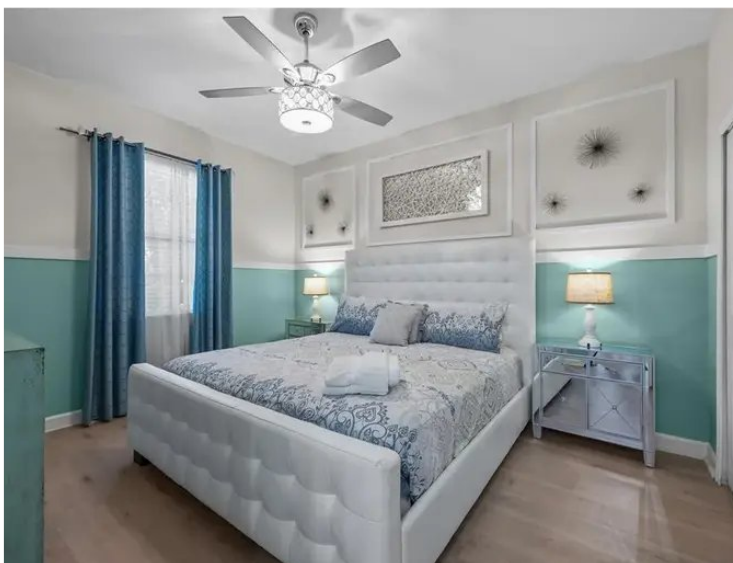
About this property

****PRICE REDUCED!!**** Welcome to this beautifully upgraded 9-bedroom Maui floor plan home in the highly desirable ChampionsGate Resort, situated on a magnificent corner lot - arguably one of the very best lots in the entire community and a short walk from the Oasis Clubhouse. Whether you're searching for a full-time residence, income-producing short-term rental, or a luxurious vacation retreat, this solar-powered property is a standout. Originally designed as an 8-bedroom layout, this home has been thoughtfully converted to a 9-bedroom by utilizing the former media room—offering expanded space and flexibility. Sustainability Meets Luxury - Newly renovated with a focus on eco-conscious living, this exceptional home is powered by solar panels, delivering reduced energy costs while minimizing your carbon footprint. This home has been extensively upgraded: New A/C, new flooring, recently repainted, added pool privacy landscaping, new pool heater, upgraded lighting, new kitchen appliances. Property Features: Open-Concept Living Space: A chef's dream kitchen with granite countertops, stainless steel appliances, and a light-filled dining and living area that seamlessly flows outdoors. Private Pool & Spa: Perfectly positioned for year-round enjoyment, entertainment, and relaxation. Main Floor Comfort: Two king suites, including a master retreat with spa-style ensuite and private lanai access. Upstairs Escape: Seven creatively designed bedrooms—including Marvel-themed bunk rooms and elegant king suites—catering to guests of all ages. Air-Conditioned Game Room: Equipped with Air Hockey, foosball, and arcade classics for hours of fun. As part of ChampionsGate Resort, residents enjoy access to the Oasis Clubhouse, featuring a resort-style pool, lazy river, waterslides, restaurant, fitness center, and more—all just steps away from your front door. Contact your Realtor today to schedule a private tour of this unique and sustainable home. All information contained herein is deemed accurate but not guaranteed. Buyer to verify all details.

Key features

LEVELS
Two
LOT
6,534 sqft
FACES
East
PARKING
2-car garage
POOL
Screen Enclosure, In Ground, Heated · Spa Heated
COMMUNITY
Gated · Pool, Golf, Playground, Fitness Center, Park
HOA COVERS
Security
PETS
Breed Restrictions, Allowed

Property gallery



Property gallery



Property & ownership details

Home

Property type	Single Family Residence	Year built	2016
Faces	East	Rooms	4
Building stories	2	Living area	3,909 sqft
Total building area	4,820 sqft	Levels	Two
Bedrooms	9	Bathrooms	5
Full bathrooms	5	Cooling	Central Air
Heating	Central, Electric	Lot size	6,534 sqft
Construction materials	Block, Stucco	Roof	Tile

Accommodation & amenities

Appliances	Dryer, Convection Oven, Refrigerator, Microwave, Range, Washer, Dishwasher	Flooring	Laminate, Carpet, Ceramic Tile
Laundry	Laundry Room	Exterior features	Lighting
Pool features	Screen Enclosure, In Ground, Heated	Spa features	Heated
Window features	Window Treatments, Blinds		

Parking & access

Attached garage	Yes	Garage spaces	2
Covered spaces	2	Road surface	Asphalt

Community & HOA

Primary association	Retreat at ChampionsGate Association	Primary association fee	\$468
Primary fee frequency	Monthly	Secondary association	ChampionsGate Master Association
Secondary association fee	\$94	Secondary fee frequency	Monthly
Land lease	No	Senior community	No
Association amenities	Park, Recreation Facilities, Clubhouse, Playground, Gated, Golf Course, Security, Pool	Association fee includes	Security
Community features	Pool, Golf, Playground, Fitness Center, Park, Sidewalks	Pets allowed	Breed Restrictions, Yes

Utilities & services

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

Asking price reduced by \$65,000 (6.8%) since first listed.

Date	Event	Price	Change
Feb 12, 2026	Price reduced MLS #S5130389	\$885,000	-6.8% -\$65,000
Jul 12, 2025	Listed for sale MLS #S5130389	\$950,000	—
Jun 8, 2022	Sold MLS #O6015992	\$950,000	—
Apr 6, 2022	Listed for sale MLS #O6015992	\$999,900	—

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