

\$500,000 - 475 West Minnehaha Avenue, CLERMONT

MLS® #G5101589

\$500,000

4 Bedroom, 3.00 Bathroom, 2,386 sqft

Residential on 0.28 Acres

CLERMONT RIVIERA HEIGHTS,
CLERMONT, FL

Located in Clermont's most desirable area, this classic 4-bedroom, 2.5-bath custom brick home offers a perfect blend of historic charm and modern convenience. With 2,386 square feet of living space and an additional 1,083 square feet in the basement, this home provides ample room for comfortable living. From your doorstep, enjoy easy access to hiking and biking trails that lead to the historic downtown, shopping, dining, waterfront park/beach, and rail-trail system. The home features four bedrooms and two bathrooms on the upper level, with a convenient half bath on the main floor. A spacious family room wraps around a cozy fireplace and seamlessly connects to a den/library, offering plenty of space for family gatherings. All bedrooms are located upstairs, ensuring privacy and comfort. The full basement provides room for hobbies, a workshop, and a laundry area, complete with a laundry chute connecting to each floor. The basement opens to the back driveway, which connects to the rear alley. Built to last, the home boasts 100-year heart pine flooring. Thoughtful updates have preserved its original character, with beautiful wood flooring, doors, cabinets, railings, built-ins, and light fixtures that maintain the authenticity of a bygone era while incorporating modern amenities. Outside, stepping stone paths guide you through a gardener's paradise, featuring mature shade trees, with Florida landscaping. A quaint city park and play area are



conveniently located just across the street.
This is a rare opportunity for the right family to own a cherished piece of history. Step back in time and embrace an "Old Florida" lifestyle, where quality and craftsmanship unite in this architectural masterpiece.

Built in 1925

Essential Information

MLS® #	G5101589
Price	\$500,000
Sold Price	\$545,000
Date Sold	October 10th, 2025
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,386
Acres	0.28
Year Built	1925
Type	Residential
Sub-Type	Single Family Residence
Style	Craftsman
Status	Sold

Community Information

Address	475 West Minnehaha Avenue
Area	Clermont
Subdivision	CLERMONT RIVIERA HEIGHTS
City	CLERMONT
County	Lake
State	FL
Zip Code	34711

Amenities

Parking	Alley Access, Driveway, Garage Faces Rear, Off Street, Parking Pad, Basement, Workshop in Garage
# of Garages	1

Interior

Interior Features	Ceiling Fans(s), Crown Molding, Eat-in Kitchen, High Ceilings, PrimaryBedroom Upstairs, Window Treatments
Appliances	Dryer, Electric Water Heater, Microwave, Range, Refrigerator, Washer
Heating	Central, Electric, Heat Pump
Cooling	Central Air, Ductless, Other
Fireplace	Yes
Fireplaces	Living Room
# of Stories	2
Furnished	Unfurnished

Exterior

Exterior Features	Sidewalk
Lot Description	Historic District, City Limits
Roof	Other
Foundation	Basement

School Information

Elementary	Cypress Ridge Elem
Middle	Clermont Middle
High	East Ridge High

Additional Information

Date Listed	September 2nd, 2025
Days on Market	5
Zoning	R-1-A

Listing Details

Listing Office	ERA GRIZZARD REAL ESTATE
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