



# TERRA EXCELSIOR

TURNING DREAMS INTO REALTY

**8739 CYPRESS RESERVE CIRCLE**

**ORLANDO, FL 32836**

**A4659577**

- MOVE-IN READY
- Custom Home in the heart of Dr. Phillips
- Intimate Gated Community of 30 homes
- Upstairs Bonus or 5th bed ensuite
- Split Plan with Spacious Guest Beds
- Stylish Formal Spaces w/ Cocktail Bar
- Private Resort Pool, Spa, Summer Kitchen
- 20-ft Ceilings with grand tray ceilings
- Elegant trim work
- Custom millwork, built-in cabinetry
- Floating shelves and crown molding
- 3 Car Garage w/ circular driveway
- Low HOA
- No CDD

Globally Recognized Attractions Including:  
EPIC Universe, Universal Studios, Disney,  
International Drive, Restaurant Row



**CONNECT TODAY**  
**CONTACT:**

## PROPERTY FOR SALE



Live at the intersection of elegance and location. Welcome to 8739 Cypress Reserve Circle, a uniquely custom residence nestled inside one of Dr. Phillips' most intimate luxury enclaves. With just 30 custom homes behind its gates, Cypress Reserve offers the rare combination of exclusivity, sophistication, and access to Orlando's most iconic attractions.

This 5-bedroom, 4.5-bathroom residence features soaring 20-foot ceilings, elegant tray detailing, extensive custom cabinetry, trim work, and a flexible layout complete with a private office and a fully finished upstairs bonus area with an ensuite bath, perfect as a 5th bedroom, theater, or multigenerational suite.

The home's expansive formal living and dining areas flow seamlessly into a designer kitchen and custom cocktail bar (vibes included), adding elegance and style to your exclusive gatherings. Enhanced evermore, as you step outside to your private resort, showcasing a sparkling pool, waterfall spa, elite summer kitchen, and fenced-in tropical landscaping that completes this entertainer's dream.

### CUSTOM DR.PHILLIPS HOME



**5 BEDS & STUDY**



**POOL, SPA, SUMMER  
KITCHEN, & COCKTAIL BAR**



**3 CAR GARAGE**



**SCAN ME**



 Marissa Van Buskirk  
Terra Excelsior Realty  
 407-375-7864  
 [Marissa@TerraExcelsior.com](mailto:Marissa@TerraExcelsior.com)



 Gregory Van Buskirk  
Terra Excelsior Realty  
 407-617-4395  
 [Gregory@TerraExcelsior.com](mailto:Gregory@TerraExcelsior.com)

