

FOR SALE \$59,900: 11135 Bluebird Drive, Dade City, FL 33525

PRICE REDUCED



For Sale: \$59,900 (*Worth Every Penny*)

Address: 11135 Bluebird Drive, Dade City, FL 33525

Community: Blue Jay Mobile Home & RV Community

Monthly Lot Rent: \$559.35

Size of Home: Singlewide Plus XL Florida Room

Year of Home: 1978 (*Totally Updated in 2021*)

2 Beds (split plan) | 2 Baths | Inside Laundry Room | Furnished |
2022 Roof | Better Than New ~ Filled With Modern Updates

Listing Agent: Shawna Kemp and Lisa Cooper

Phone: 863-450-7519 or 863-777-0272

CONTACT US TODAY!

Shawna Kemp: 863-450-7519 (*call or text*)

Lisa Cooper: 863-777-0272 (*call or text*)

Email: Shawna@MobileHomeShawna.com

Email: Lisa@MobileHomeLisa.com

Home Overview:

BEST OF THE BEST!! MUST SEE TO APPRECIATE!

Your search for the ideal home ends right here, right now with this showroom condition, better than new 1978 Fleetwood! Priced right \$59,900 (WORTH EVERY PENNY!), and measuring 14x60, plus the 11x22 Florida room and the 11x15 laundry/storage room, this thoroughly updated and modern home will provide an approximate total of 1240 square feet of interior living space, with two bedrooms and two bathrooms. It is in excellent condition, immediately available, and will be sold fully furnished, so moving day will be quick and easy! Your new home is located in Blue Jay Mobile Home and RV Resort of Dade City, one of the most friendly and enjoyable 55+ adult communities in the area. The monthly lot rent of \$559.35 includes water, sewer, and use of park amenities. This is the showplace home that you deserve to call your very own! Call today and let us help you make it yours!

SPECIAL NOTE: Some of the recent updates include:

- * Rubber roof-over and gutters (2022)
- * 8ft kitchen island with seating and storage
- * Granite counter tops in kitchen and bathrooms
- * Low E patio doors frosted for privacy
- * Low E double hung windows
- * Upgraded plumbing and electrical
- * Reinforced ceiling rafters
- * Insulated walls and ceiling throughout
- * Remodeled bathrooms with tiled floors and showers
- * LED electric fireplace with variable heating and lighting settings
- * LED can lighting throughout
- * Custom closets

*****The list goes on!! No detail has been overlooked as this home was upgraded to its now better-than-new condition!**

A comprehensive list of all upgrades and updates will be provided at each showing!



Mobile Home Spot ♦ 122 E. Main Street #232 ♦ Lakeland, FL 33801

Phone: 863-272-7200 ♦ Toll Free 1-844-888-SPOT (7768) ♦ Fax: 863-868-1508

Email: Info@MobileHomeSpot.com ♦ Visit Our Website: www.MobileHomeSpot.com

Community Overview:

Blue Jay Mobile Home and RV Park of Dade City is a vibrant and active, pet friendly (Two pets per household are permitted; large dogs allowed, breed restrictions apply) 55+ community, conveniently located close to the metro areas of Tampa-St. Pete and Orlando. Amenities include renovated clubhouse with billiards, heated pool, shuffleboard, bocce ball, and library. You will stay busy with a long list of activities like aqua aerobics, bingo, cards, musical events, crafting, potluck dinners, holiday celebrations, you name it! A short drive from Blue Jay: shopping centers, restaurants, houses of worship, medical facilities, golf courses, museums, festivals, flea markets, antique shops, and skydiving. Also within a short drive: International airports, cruise terminals, Interstate highways, major league sports teams, world renowned attractions, endless white sand beaches, and more. Join the happy residents of Blue Jay; you will love it here!

Home Features:

INTERIOR LAYOUT: 13×27 combination kitchen/dining area/living room, 11×13 master bedroom, 9×10 guest bedroom, 11×22 Florida room with glass windows, 11×15 laundry/storage room

UPDATED BATHROOMS: Master has tiled walk-in shower, single vanity, and linen closet; guest bath has tiled walk-in shower and single vanity

INTERIOR: Central A/C (including into Florida room and laundry room), six ceiling fans, 8ft island with seating in kitchen, standard size custom closet in each bedroom, hall closet, window treatments throughout

FLOORING: Hand Scraped Hickory in kitchen, dining area, living room, and each bedroom; vinyl in Florida room; porcelain tile in each bathroom

EXTERIOR: White metal siding, newer (2022) rubber roof, carport, 8×10 unattached storage shed

Items Included:

*****Home will be sold furnished with the items listed below AND so much more!***

KITCHEN: Samsung refrigerator with ice maker, GE range, Maytag microwave

LIVING ROOM: Sectional, electric fireplace, TV, ceiling fan

LAUNDRY/STORAGE ROOM: GE washer and dryer, shelving, lighted ceiling fan

STORAGE SHED: Work bench, shelving

CARPORT/EXTERIOR: Wall mounted fan

***Land Lease Mobile Home Closing Costs:

6 percent Florida Sales Tax, \$50.00 County Tax, \$275 Title and Registration Transfer, \$395 Closing Fee

Home Insurance:

Dutch Insurance: 863-557-5465

Barfield Insurance: 863-293-5400

Giella Insurance Agency: 813-782-2915

Important Phone Numbers:

TECO (power): 1-888-223-0800

Spectrum (cable & internet) 1-855-222-0102

Water, Sewer, Trash: Included With Lot Rent

DISCLAIMER NOTICE: ALL MEASUREMENTS ARE APPROXIMATE

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