

FOR SALE \$58,900: 34630 Yellow Parrot Drive, Zephyrhills, FL 33541



For Sale: \$58,900

Address: 34630 Yellow Parrot Drive, Zephyrhills, FL 33541

55+ Community: Crystal Lake 55+ Community

Monthly Lot Rent: \$718.44

Size of Home: Doublewide + FL Room

Year of Home: 1998

2 Beds | 2 Baths | Shed With Laundry | 2021 AC | Appliances
Are Included | Comfortable Layout ~ Immediate Move In

Listing Agent: Donna Reed

Phone: 678-333-4590 or 863-272-7200

Email: donna@mobilehomedonna.com

[CONTACT US TODAY!](#)

Donna Reed: 678-333-4590

Local Agent

Call or Text

Email: Donna@MobileHomeDonna.com

Website: www.MobileHomeDonna.com

Home Overview:

You will soon be living your best years as the new owner of this perfectly pretty 1998 Palm Harbor. Priced right at \$58,900, and measuring 26×45, plus the 10×13 Florida room, this home will provide an approximate total of 1300 square feet of interior living space, with two bedrooms and two bathrooms. It is in very good condition and will be sold unfurnished (kitchen appliances will be included), so you may quickly begin to make this your personal showplace, with your own familiar furnishings. Your new home is located close to the community entrance and amenities in Crystal Lake of Zephyrhills, a premier, resort-like 55+ adult community in the heart of Central Florida. The monthly lot rent of \$718.44 includes lawn mowing and use of park amenities. This one has what it takes to be your happy place! Call today and let us help you make it yours! **SPECIAL NOTICE: The Central A/C unit was replaced in December 2021!**

Community Overview:

Crystal Lake of Zephyrhills is a tremendously well maintained, resort like, pet friendly (two pets per home are permitted, 30# limit each) 55+ adult gated community, conveniently located in the heart of Central Florida. Some of the amenities within the park include the large clubhouse, fitness center, game room, library, pool, hot tub, shuffleboard, horseshoes, picnic area, and RV storage area. Residents enjoy a long list of scheduled activities; you will always have something planned! Sometimes, you just might want to drop a line in the water and wait for the next big catch! Within minutes of Crystal Lake: shopping centers, unique restaurants, medical facilities (Pasco Regional Hospital and Florida Hospital Zephyrhills), churches, theaters, bowling centers, museums, festivals, antique shops, too much to list! From Zephyrhills, you will have easy access to the Tampa and Orlando metro areas, and everything they have to offer: world-class beaches, international airports, cruise terminals, major league sports teams, Hard Rock Casino, and more. Move to Crystal Lake and begin to enjoy the lifestyle you have earned!



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

Home Features:

INTERIOR LAYOUT: Open and bright pass-through kitchen, 8×10 dining room, 14×19 living room, 12×15 master bedroom with two standard closets, 10×11 guest bedroom with standard closet, 10×13 Florida room with vinyl windows

BATHROOMS: Master has walk-in shower, XL vanity, and medicine cabinet; guest bath has combination tub/shower, single vanity, and medicine cabinet

INTERIOR: Newer (December 2021) central A/C, three ceiling fans, breakfast bar in kitchen, upper cabinets at entry foyer, possible washer and dryer hookups in hall, finished walls in dining room, living room, and master bedroom, window treatments throughout

FLOORING: Vinyl in kitchen, entry foyer, and each bathroom; laminate in dining room, living room and hallway; carpet in Florida room and each bedroom

EXTERIOR: Gray vinyl siding with white trim, metal roof, carport, long resurfaced driveway, 8×12 attached storage shed with laundry hookups

Items Included:

KITCHEN: Samsung refrigerator, Frigidaire range, Maytag dishwasher

DINING ROOM: Chandelier

OTHER: Ceiling fan in living room and each bedroom

Important Phone Numbers:

WREC (power): 813-972-9233

Pasco Utilities (water & sewer): 352-521-4285

Waste Connections (trash pickup): 1-844-708-7274

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

Home Insurance:

Barfield Insurance: 863-293-5400 Reliable Insurance Inc: 386-888-1399

Black's Insurance: 813-752-5225 Hometown Insurance: 386-736-1000

Kin Insurance: 855-717-0022 George Franklin Insurance: 863-682-4434

DISCLAIMER NOTICE: ALL MEASUREMENTS ARE APPROXIMATE

Great care and consideration has been taken in the accumulation of listing information. All information herein is considered true, accurate, complete, and current. Mobile Home Spot, Inc., assumes no responsibility for errors, inaccuracies, or omissions. No warranties, expressed or implied, are provided for the data, its use, or interpretation. The user of this service assumes full responsibility for obtaining and verifying lot rent, fees, pass-on costs, rules, regulations, pet policies, closing costs, etc., associated with any community, park, or home represented here. Mobile Home Spot, Inc. highly recommends the performance of an inspection of any home represented here, most preferably by a professional home and termite inspector. User's due diligence is required. Utilization of this search service indicates understanding and acceptance of these statements by the user.



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