

FOR SALE \$118,900: 34812 Eagles Peak Place, Zephyrhills, FL 33541

PRICE REDUCED



For Sale: \$118,900

Address: 34812 Eagles Peak Place, Zephyrhills, FL 33541

55+ Community: Crystal Lake

Monthly Lot Rent: \$717.65

Size of Home: Doublewide With Florida Room

Year of Home: 2005

2 Beds | 2 Baths | Inside Laundry | Furnished | Newer Roof and AC | Unique Layout | Beautiful Water View Location, Must See

Listing Agent: Donna Reed

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

CONTACT US TODAY!

Donna Reed: 678-333-4590

Local Agent

Call or Text

Email: Donna@MobileHomeDonna.com

Website: www.MobileHomeDonna.com

Home Overview:

You'll soon be living the life you deserve as the new owner of this comfortably spacious and exceptionally well maintained 2005 Fleetwood. Priced right at \$118,900, and measuring 26x48, plus the 10x12 Florida room, this home provides an approximate total of 1360 square feet of interior living space, with two bedrooms and two bathrooms. It is in excellent condition, and will be sold fully and generously furnished, so everything needed for leisure living is already in place! The panoramic lake views from the veranda and Florida room are incredible! Outside, rest and relaxation can be found on the covered front patio or the open back patio overlooking the lake. Your new home is located on a beautiful waterside lot in Crystal Lake of Zephyrhills, a premier, resort-like 55+ adult community in the heart of Central Florida. The monthly lot rent of \$717.65 includes lawn mowing and use of park amenities. As soon as you see this beautiful home for yourself, you'll know it's your Forever Home! Call today and let us help you make it yours! **SPECIAL NOTE:** **The central A/C unit was replaced in 2022 and the shingle roof in 2020!**

Community Overview:

Crystal Lake of Zephyrhills is a tremendously well maintained, resort like, 55+ adult gated community, conveniently located in the heart of Central Florida. Some of the amenities within the park include 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, theatres, 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: Modern galley kitchen with 5×10 breakfast nook, laundry room off of kitchen, 14×14 living room, 10×26 veranda room/dining room, 10×12 raised Florida room with vinyl windows, 12×13 master bedroom with walk in closet, 9×9 guest bedroom with standard closet

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

INTERIOR: Newer (2022) central A/C, six ceiling fans, built-in linen cabinet in hall, double doors into veranda from kitchen and master bedroom, window treatments throughout

FLOORING: Vinyl in kitchen, laundry room, and each bathroom; laminate in living room, veranda, and each bedroom; carpet in Florida room

EXTERIOR: Ivory vinyl siding with white trim, newer (2020) asphalt shingle roof, widened resurfaced driveway, carport/covered patio, open back patio overlooking lake, 9×10 attached storage shed, lakeside lot

Items Included:

KITCHEN: Whirlpool refrigerator, range, dishwasher, and built-in microwave, pots and pans, dishware, silverware, utensils

BREAKFAST NOOK: Table, four chairs, chandelier

VERANDA/DINING ROOM: Table, six chairs, sofa, recliner, two end tables, two table lamps, TV and stand, desk, two lighted ceiling fans

LIVING ROOM: Sofa, loveseat, chair and ottoman, coffee table, two end tables, two table lamps, floor lamp, lighted ceiling fan

FLORIDA ROOM: Table, four patio chairs, lamp table, TV, ceiling fan

MASTER BEDROOM: King bed, dresser with mirror, two nightstands, two table lamps, TV and stand, lighted ceiling fan

GUEST BEDROOM: Queen bed, dresser with mirror, two nightstands, two table lamps, lighted ceiling fan

CARPORT/COVERED PATIO: Patio furniture, grill **STORAGE SHED:** Work bench, shelving

Home Insurance:

ABC Accurate Insurance Mart: 813-991-8000

Black's Insurance: 813-752-5225

Dutch Insurance: 863-557-5465

Statewide Insurance: 352-523-0800

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

DISCLAIMER NOTICE: ALL MEASUREMENTS ARE APPROXIMATE

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