

FOR SALE \$59,000: 34923 Snow Egret Ave, Zephyrhills, FL 33541

PRICE REDUCED



For Sale: \$59,000

Address: 34923 Snow Egret Avenue, Zephyrhills, FL 33541

55+ Community: Crystal Lake

Monthly Lot Rent: \$718.44

Size of Home: Doublewide + Screen Room

Year of Home: 2004

3 Beds | 2 Baths | Split Plan | Inside Laundry | Mostly Furnished
| Roof Replaced Dec. 2024 | A One Owner Home

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 deserve to have your very own Sunshine State Showplace, and that is exactly what you'll have as the new owner of this splendidly spacious and picture-perfect ONE OWNER 2004 Palm Harbor. Priced right at \$59,000, and measuring 26x56, plus the 12x14 screen room, this home will provide an approximate total of 1620 square feet of enjoyable living space, with THREE bedrooms and two bathrooms. It is in good condition and will be sold fully furnished, so you will have an easy time on moving day! Your new home is located 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, estimated pass-on tax, and use of the many park amenities. You're going to love living here! Call today and let us help you make it yours! **SPECIAL NOTICE: The asphalt shingle roof was replaced in December 2024!**

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 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: Wide open and bright eat-in kitchen, laundry room off of kitchen, 9×13 dining room, 18×19 living room, 12×14 ground level screen room, split bedroom floor plan: 12×16 master bedroom, two guest bedrooms: 10×12 and 9×13

BATHROOMS: Spacious master has garden tub, walk-in shower, and XL double vanity; guest bath has combination tub/shower and single vanity

INTERIOR: Central A/C, four ceiling fans, pantry cabinet in kitchen, walk-in closet in each bedroom, window treatments throughout

FLOORING: Vinyl in kitchen and master bedroom; carpet in dining room, living room, and each bedroom; laminate in guest bathroom

EXTERIOR: Light olive green vinyl siding with white trim, newer (December 2024) asphalt shingle roof, carport, 9×12 attached storage shed

Items Included:

KITCHEN: Samsung refrigerator, Whirlpool range and dishwasher, GE microwave, table, two chairs, island cabinet, small white cabinet

LAUNDRY ROOM: GE washer and dryer

DINING ROOM: Table, four chairs, buffet, side cabinet, chandelier

LIVING ROOM: Two sofas, sofa table, two end tables, entertainment center, ceiling fan

MASTER BEDROOM: Dresser with mirror, hutch, ceiling fan

GUEST BEDROOM 1: Full size bed, dresser with mirror, chest of drawers, nightstand, ceiling fan

GUEST BEDROOM 2: Loveseat, desk, office chair, ceiling fan **STORAGE SHED:** Refrigerator, 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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