FOR SALE $10,000: 37400 Chancey Road Lot 70, Zephyrhills, FL 33541



For Sale: $10,000
Address: 37400 Chancey Road Lot 70, Zephyrhills, FL 33541
55+ Community: Landing Resort
Monthly Lot Rent: $850.00

Size of Home: Park Trailer + XL Addition
Year of Home: 1992
2 Beds | 1 Bath | Border Lot | Inside Laundry | Furnished | Border Lot | Fantastic Location and Move In Now

Listing Agents: Traci Johns and Kimberly Orr
Phone: 404-729-5261 or 813-210-6577

CONTACT US TODAY!



Traci Johns: 404-729-5261 *(call or text)* *Email:* **Traci@MobileHomeTraci.com**
Kimberly Orr: 813-210-6577 *(call or text)* *Email:* **Kim@MobileHomeKim.com**

Home Overview:

Here's the affordable, picture-perfect home that has all the potential to be your personal piece of paradise! Priced at only $10,000, and measuring 7×34, plus the 9×34 addition and slide-outs, this 1992 Layton will provide an approximate total of 600 square feet of interior living space, with two bedrooms and one bathroom. It is in good condition, immediately available, and will be sold fully furnished, so you will have an easy time on moving day! Outside, the open back patio will be the perfect place for soaking in the sunshine! Your new home is located on a border lot, with a semi-private back yard, conveniently close to the community entrance, pool, clubhouse, and mailboxes in Landing RV Resort of Zephyrhills, a very well maintained and friendly 55+ adult community close to all the best of Central Florida. The monthly lot rent of $850 includes water, sewer, trash removal, and use of park amenities. This pretty home is ready and waiting for you to move in and enjoy! Call today and let us help you make it yours!

PARK INFORMATION: Landing Resort is pet friendly, with two pets per home permitted, 40# limit each. All resident applicants must prove monthly income that is 3x lot rent, pass criminal background check, and have 600+ credit score. $350 admin fee and first month lot rent due at move-in.

Community Overview:

Landing Resort of Zephyrhills provides its residents a fun, active, and enjoyable Central Florida lifestyle. Amenities include a remodeled clubhouse, heated pool, shuffleboard, secure mail center, pool tables, laundry room, picnic tables, and more! The 55+ adult, pet friendly (two pets per home are permitted, 40# limit for dogs) park offers many social activities: dinners, dancing, bingo, euchre, pool, jam sessions, musical events, aqua aerobics, church services, fishing at the catch and release pond, and so much more. Landing Resort is conveniently located within minutes of many golf courses, restaurants, shopping centers, flea markets, antique shops, houses of worship, medical facilities; you get the idea. Within a short drive: world class beaches, renowned attractions (Sky Dive City, Busch Gardens, Seminole Hard Rock Hotel & Casino, etc.), international airports, cruise terminals, major league sports teams, awe inspiring state parks, museums; it is all right here! Consider joining the satisfied residents of Landing RV Resort, where every day is fabulous!

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: Efficiently arranged pass-through kitchen, 10×11 dining area, 10×11 original bedroom, 9×11 guest bedroom/laundry room, 9×15 bonus room/living room

BATHROOM: Combination tub/shower, single vanity, tall linen cabinet, and medicine cabinet

INTERIOR: Two mini-split A/C units, pantry cabinet and added cabinets and counter tops in kitchen, standard closet in each bedroom, window treatments throughout

FLOORING: Vinyl in kitchen, bonus room, and bathroom; laminate in dining area; carpet in each bedroom

EXTERIOR: White vinyl and metal siding, main entry door into bonus room, metal roof, 6×6 attached storage shed, off street parking, open patio in semi-private back yard, border lot

Items Included:

KITCHEN: Frigidaire refrigerator, Hot Point gas range, GE microwave, pots and pans, dishware, silverware, utensils, mini-split A/C unit

DINING AREA: Table, four chairs

BONUS ROOM/LIVING ROOM: Sofa sleeper, three end tables, table lamp, floor lamp, TV and stand, mini-split A/C unit

ORIGINAL BEDROOM: Full size bed, dresser, chest of drawers, two nightstands

GUEST BEDROOM/LAUNDRY ROOM: Amana washer and dryer

STORAGE SHED: Shelving

Important Phone Numbers:

DUKE (power): 1-800-700-8744
Spectrum (cable & internet) 1-855-222-0102
Water, Sewer, Trash: Included With Lot Rent

Home Insurance:

Barfield Insurance: 863-293-5400
Black's Insurance: 813-752-5225
Kin Insurance: 855-717-0022
Cypress Insurance: 863-326-1885
Reliable Insurance Inc: 386-888-1399
Hometown Insurance: 386-736-1000
George Franklin Insurance: 863-682-4434
Magnuson Insurance: 863-606-5147

***Land Lease Mobile Home Closing Costs:

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

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.

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