

FOR SALE \$21,900: 37925 Nick Avenue, Zephyrhills, FL 33542

PRICE REDUCED



For Sale: \$21,900

Address: 37925 Nick Avenue, Zephyrhills, FL 33542

55+ Community: Winters 55+ MHP

Monthly Lot Rent: \$569.00

Size of Home: Singlewide Plus Screen Room

Year of Home: 1966

2 Beds | 1 Bath | Mostly Furnished | Attached Shed + XL
Laundry Room | Updated Kitchen and Bathroom

Listing Agent: Lisa Cooper

Phone: 863-777-0272 or 863-272-7200

CONTACT US TODAY!

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

Email: Lisa@MobileHomeLisa.com

Home Overview:

You deserve to soon be living the easy life as the new owner of this nicely updated and smartly expanded 1966 single wide Miramar. Priced right at \$21,900, and measuring 12x55, plus the 9x25 screen room, this home will provide an approximate total of 880 square feet of enjoyable living space, with two bedrooms and one bathroom. It is in excellent condition, immediately available, and will be sold mostly furnished, so you will have a head start on moving day. You'll have a multitude of storage options, including the XL storage/laundry room and the attached storage shed. Your new home is ready and waiting for you on a large lot in Winters Mobile Home Park, a very active, enjoyable, and inviting 55+ adult community. The low monthly lot rent of \$569 includes lawn care and use of park amenities. This very charming home was built to last and could be your very own snowbird getaway or your year-round Central Florida dream home! Call today and let us help you make it yours!

Community Overview:

Winters Mobile Home Park of Zephyrhills is a well maintained 55+ adult community, conveniently located in the heart of Central Florida. Winters is a pet friendly community where two pets per household are permitted, limited to 30 pounds each. Amenities include clubhouse, heated pool, competitive shuffleboard courts, and library. Zephyr Park, a municipal treasure that offers lakeside walking trails, is adjacent to Winters and easily accessible for all residents! Within Winters, you will enjoy a long list of activities, like bingo, dances, potluck dinners, coffee hour, knitting, quilting, cards, karaoke, musical events; you will always have something planned! Within minutes of Winters: shopping centers, restaurants, medical facilities, churches, 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: international airports, cruise terminals, major league sports teams, world renowned beaches and attractions, and more. Consider joining the inviting community of Winters Mobile Home Park, where people celebrate life!



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: Nicely updated eat-in kitchen with plenty of modern cabinets, 11×12 living room, 10×11 back bedroom, 7×9 guest bedroom, 9×25 screen room, 9×14 laundry/storage room

BEDROOMS: Back bedroom has standard closet, built-in drawers, desk, and counter top; guest bedroom has standard closet and built-in chest of drawers

TOTALLY UPDATED BATHROOM: Walk-in shower, sink, and two wall cabinets

INTERIOR: Wall A/C unit, standard closet and linen cabinet in hall, double doors from laundry room to back yard, window treatments throughout

FLOORING: Easy to clean laminate throughout

EXTERIOR: White metal siding with light blue trim, metal roof, 10×14 attached storage shed, carport, extra long and wide driveway

Items Included:

KITCHEN: Whirlpool refrigerator, Tappan range, Panasonic microwave

DINING AREA: Desk, chair, chandelier

LIVING ROOM: Sofa, recliner, floor lamp, TV and stand, wall A/C unit, lighted ceiling fan

BACK BEDROOM: King bed, TV

GUEST BEDROOM: Desk, chair, TV and stand, floor lamp

LAUNDRY/STORAGE ROOM: Amana washer, Whirlpool dryer

STORAGE SHED: Work bench, shelving

Home Insurance:

ABC Accurate Insurance Mart: 813-991-8000

Dutch Insurance: 863-557-5465

Barfield Insurance: 863-293-5400

Important Phone Numbers:

Duke Energy (power): 1-800-700-8744

City of Zephyrhills (water): 813-780-0015

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

***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

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