

FOR SALE \$55,000: 41219 Hockey Drive Lot 215, Zephyrhills, FL 33540



For Sale: \$55,000

Address: 41219 Hockey Drive Lot 215, Zephyrhills, FL 33540

Community: Forest Lake Estates RV Resort

Monthly Lot Rent: \$429.00

Size of Home: Park Model + XL Addition

Year of Home: 1998

2 Beds | 1.5 Baths | Inside Laundry | Fully Furnished | Private Back Yard | Newer Roof | Immediate Move In

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)

Kim Orr: 813-210-6577 (call or text)



Email: Traci@MobileHomeTraci.com

Email: Kim@MobileHomeKim.com

Home Overview:

NEWER ROOF ~ HERE'S THE ONE YOU'VE BEEN LOOKING FOR!!

You will know you have made it home as soon as you step inside this picture perfect and smartly expanded TWO bedroom 1998 Park Model. Priced right at \$55,000, this special home will provide an approximate total of 780 square feet of interior living space, including the additions of the Florida room and laundry/storage room. With two bedrooms and one and one half bathrooms, this remarkable home will provide much of what you would expect with a much larger unit. It is in excellent condition, immediately available, and will be sold fully furnished, so moving day will be quick, easy, and stress free. Outside, you can get your share of fresh air on the open patio. The home is located on a semi-private perimeter lot in Forest Lake Village RV Resort of Zephyrhills, an all age, resort-like community close to all the best of Central Florida. The low lot rent of \$429 includes lawn care and trash removal. You're going to love living here, so call today and make it yours!

Community Overview:

Forest Lake Village RV Resort is an ideally located, pet friendly, all age community in Zephyrhills, in the heart of dynamic Central Florida. Forest Lakes is within minutes of world renowned attractions, white sand beaches, international airports, cruise terminals, major league sports teams, museums, and more. Even closer, you'll find local favorites, like restaurants, golf courses, skydiving, flea markets, antique shops, and countless other shopping options. Among the amenities Forest Lakes offers to its residents are a clubhouse, heated pool and spa, picnic/barbeque area, shuffleboard, horseshoe pits, dog park, and library. The list of activities is impressive, with meals, dances, bingo, exercise group, water aerobics, morning coffee, crafts, cards, holiday celebrations, and more! Living in this resort style community is like being on vacation every day!



Mobile Home Spot ♦ 122 E. Main Street #232 ♦ Lakeland, FL 33801

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Home Features:

INTERIOR LAYOUT: Efficiently arranged combination kitchen/dining area, 9×11 living room, 8×9 back bedroom, 7×8 front bedroom with half bath, 9×24 Florida room with glass windows, 8×9 laundry/storage room with two standard closets

BATHROOMS: Hall bath has walk-in shower with seat, single vanity, medicine cabinet, and wall cabinet; half bath has single vanity and medicine cabinet

BEDROOMS: Back bedroom has standard size mirrored closet, built in chest of drawers, and built in upper cabinets, front bedroom has built in upper cabinet and lower drawers

INTERIOR: Central A/C, three ceiling fans, built in upper and lower cabinets in dining area, built in TV stand in living room, coat closet in Florida room, built in hall cabinet, upper cabinets in laundry room, window treatments throughout

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

EXTERIOR: Ivory vinyl siding with white trim, newer asphalt shingle roof, carport, 10×15 open back patio area, park boundary behind home provides semi-private back yard with no back neighbor

Items Included:

KITCHEN: GE refrigerator, range, and microwave, pots and pans, dishware, silverware, utensils

DINING AREA: Table, two chairs, chandelier

LIVING ROOM: Loveseat sleeper, chair, coffee table, two end tables, two table lamps, TV, lighted ceiling fan

FLORIDA ROOM: Sofa sleeper, recliner, chair, table with four chairs, two end tables, bookcase, electric fireplace, TV and stand

BACK BEDROOM: Queen bed, two night stands, two table lamps, lighted ceiling fan

FRONT BEDROOM: Full size bed, night stand, table lamp, lighted ceiling fan

LAUNDRY/STORAGE ROOM: Maytag washer and dryer, laundry sink

EXTERIOR: Patio table and chair set, vinyl storage bin

Home Insurance:

Dutch Insurance: 863-557-5465

ABC Accurate Insurance Mart: 813-991-8000

Barfield Insurance: 863-293-5400

Important Phone Numbers:

WREC (power): 813-972-9233

Forest Lake Village (water): 813-782-1058

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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