

FOR SALE \$23,000: 41219 Hockey Drive Lot 56, Zephyrhills, FL 33540



For Sale: \$23,000

Address: 41219 Hockey Drive Lot 56, Zephyrhills, FL 33540

All Age Community: Forest Lake Estates RV Resort

Monthly Lot Rent: \$552.00

Size of Home: Park Model + FL Room

Year of Home: 1990

1 Bed | 1 Bath | Shed + Laundry | Mostly Furnished | Newer Central AC, Washer, Dryer, and More | Quick 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 Central A/C, Washer, Dryer, and More!!

You will instantly feel right at home as soon as you step inside this picture perfect and charming 1990 Park Model home. Priced right at \$23,000, this one bed, one bath home will provide an approximate total of 540 square feet of interior living space, including the Florida room addition. It is move-in ready, immediately available, and will be sold mostly furnished, so you will have a head start on moving day! Outside, the modest carport will create the ideal covered patio. Your new home is located in Forest Lake Village RV Resort of Zephyrhills, a very active, fun, and friendly all-age community in the heart of Central Florida. The low monthly lot rent of \$552.00 includes lawn care and trash removal. This comfortably cozy home could be your snowbird winter getaway or your affordable year-round residence! Call today and let us help you 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

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 7×11 eat-in kitchen, 10×11 living room, 8×9 bedroom, 9×16 Florida room with glass windows, 6×9 laundry/storage room accessible from Florida room

BEDROOM: Standard closet with mirrored doors; two built in chests of drawers, upper shelves, and two wall lamps

BATHROOM: Combination tub/shower, single vanity, and linen closet

INTERIOR: Central A/C, three lighted ceiling fans, built in TV stand and upper shelves in living room, window treatments throughout

FLOORING: Laminate in kitchen; carpet in living room, bedroom, and laundry/storage room; vinyl in bathroom; painted concrete in Florida room

EXTERIOR: White and gray vinyl siding with white trim, asphalt shingle roof, modest carport forms covered patio, lot location close to clubhouse, pool, and park entrance

Items Included:

KITCHEN: Frigidaire refrigerator, Samsung range and microwave, table, two stools, chandelier

LIVING ROOM: Sofa, lighted ceiling fan **FLORIDA ROOM:** Lighted ceiling fan

BEDROOM: Queen bed, lighted ceiling fan

LAUNDRY/STORAGE ROOM: Newer GE washer and dryer

Important Phone Numbers:

WREC (power): 813-972-9233

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

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

Home Insurance:

Barfield Insurance: 863-293-5400

Reliable Insurance Inc: 386-888-1399

Black's Insurance: 813-752-5225

Hometown Insurance: 386-736-1000

Kin Insurance: 855-717-0022

George Franklin Insurance: 863-682-4434

Cypress Insurance: 863-326-1885

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.



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