

# FOR SALE \$79,900: 4433 Coconut Lane, Zephyrhills, FL 33541



**For Sale:** \$79,900

**Address:** 4433 Coconut Lane, Zephyrhills, FL 33541

**55+ Community:** Crystal Lake

**Monthly Lot Rent:** \$718.44

**Size of Home:** Doublewide + FL Room + Garage

**Year of Home:** 1993

2 Beds | 2 Baths | Inside Laundry | Furnished | One Of A Kind ~

Water View ~ Border Lot ~ Garage Plus Huge Workshop

**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](mailto:Donna@MobileHomeDonna.com)

**Website:** [www.MobileHomeDonna.com](http://www.MobileHomeDonna.com)

### Home Overview:

Here's the one you have been waiting for, this smartly expanded and uniquely appointed 1993 Palm Harbor! Priced right at \$79,900, and measuring 27x45, plus the 9x13 Florida room, this tremendous home will provide an approximate total of 1330 square feet of interior living space, with two bedrooms and two bathrooms. It is in very good condition, immediately available, and will be sold fully furnished, so move-in day will be stress free and easy. Some of the exterior features include the attached one-car garage, the XL workshop, and the raised front porch. The lot location offers a priceless water view across the street as well as a private back yard. Your new home is located on a perimeter lot close to the community entrance, clubhouse, pool, and amenities 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 and use of park amenities. This stunning home has everything but you! Call today and let us help you make it yours! Some of the most important RECENT UPDATES include the rubber roof-over (2018) and the Central A/C unit (2020).

### 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](mailto:Info@MobileHomeSpot.com) ♦ Visit Our Website: [www.MobileHomeSpot.com](http://www.MobileHomeSpot.com)

## Home Features:

**INTERIOR LAYOUT:** Open and bright kitchen, 8x9 dining room, 15x16 living room, 13x15 master bedroom with walk-in closet, 10x11 guest bedroom with standard closet, 9x13 raised Florida room with vinyl windows, laundry room at side entry

**BATHROOMS:** Master has walk-in shower, garden tub, XL double vanity, medicine cabinet, and tall linen cabinet; guest bath has combination tub/shower, single vanity, medicine cabinet, and tall linen cabinet

**HALLWAY:** Built-in desk, upper cabinets, and linen closet

**INTERIOR:** Newer (2020) Central A/C, five lighted ceiling fans, breakfast bar with overhead lighting and pantry cabinet in kitchen, built-in hutch in dining room, door between laundry room and guest bathroom, window treatments throughout

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

**EXTERIOR:** Blue vinyl siding with white trim, newer (2018) rubber roof-over, 12x27 attached garage, 12x17 attached workshop, 8x10 raised front porch beside Florida room with spectacular water view, wide sidewalk from driveway to workshop, perimeter lot with private back yard, lot location

## Items Included:

**KITCHEN:** Hot Point refrigerator, Maytag range, Whirlpool dishwasher, Magic Chef microwave

**DINING ROOM:** Table, four chairs, chandelier

**LIVING ROOM:** Loveseat, recliner, chair, three end tables, two table lamps, lamp table, TV stand, lighted ceiling fan

**FLORIDA ROOM:** Table, four chairs, TV stand, lighted ceiling fan

**MASTER BEDROOM:** King bed, chair, two nightstands, lighted ceiling fan

**GUEST BEDROOM:** Lighted ceiling fan     **LAUNDRY ROOM:** Stacked Maytag washer and dryer, Magic Chef freezer

**ATTACHED GARAGE:** Lighted ceiling fan     **WORKSHOP:** Work bench, shelving

### Home Insurance:

ABC Accurate Insurance Mart: 813-991-8000

Black's Insurance: 813-752-5225

Dutch Insurance: 863-557-5465

Giella Insurance Agency: 813-782-2915

### 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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