

FOR SALE \$69,000: 5100 60th Street East #AA8, Bradenton, FL 34203



For Sale: \$69,000

Address: 5100 60th Street East #AA8, Bradenton, FL 34203

55+ Community: Horseshoe Cove RV Resort

Monthly Lot Rent: \$1,267.00

Size of Home: Park Model + XL Addition

Year of Home: 1992

1 Bed | 2 Baths | Inside Laundry | Long Drive + Shed | Furnished
| Comfortable Home ~ Beautiful Waterside Location

Listing Agent: Jackie Bileth

Phone: 941-545-7810 or 863-272-7200

Email: jackie@mobilehomejackie.com

Contact us today!

Jackie Bileth - Community Resident



Call or text: 941-545-7810

Email: Jackie@MobileHomeJackie.com

Website: www.MobileHomeJackie.com

Home Overview:

BEAUTIFUL WATERSIDE DREAM HOME!!

You will know you are looking at your new personal showplace as soon as you see this uniquely appointed and smartly expanded 1992 Shore Park with a tranquil water view. Priced right at \$69,000, and measuring 12x38, plus the 10x38 multi-purpose addition, this special home will provide an approximate total of 830 square feet of interior living space, with one bedroom and two bathrooms. Outside, the supersized deck overlooking the river will be the ideal place for peaceful rest and recreation. Overall, the home is in very good condition, immediately available, and will be sold fully furnished, so moving day will be quick, easy, and stress free. Your new home is located on a river view lot in Horseshoe Cove RV Resort of Bradenton, a very active, fun, and welcoming 55+ community near all the best of Central Florida. The monthly lot rent of \$1,267 includes lawn care and trash removal. This tremendous home has everything but you! Call today and let us help you make it yours!

Community Overview:

Horseshoe Cove RV Resort of Bradenton, located on the banks of the Braden River, provides its residents with the best of luxury resort style living. The incredible list of amenities includes the recreation center with kitchen, billiards, darts, sewing room, card room, library, heated pool, shuffleboard, horseshoes, pétanque, four laundry rooms, fitness center, wood shop, dog park, and that's not all! The unique feature of Horseshoe Cove that sets it apart from all others is the 12-acre island with lighted fishing pier, grilling area, picnic shelter, gazebo, and nature trails. The 55+ adult pet friendly (Two pets per household are permitted; large dogs allowed, breed restrictions apply) community offers endless activities: coffee hour, dinners, holiday celebrations, dances, bingo, cards, crafts, wood working, pickle ball, pool parties, water aerobics, water volleyball, movie nights, you name it! You will always have something on your schedule! Horseshoe Cove is conveniently located within minutes of many restaurants, flea markets, antique shops, shopping centers, golf courses, houses of worship, medical facilities, world class beaches, everything that West Central Florida has to offer! Within a short drive: renowned attractions, international airports, cruise terminals, major league sports teams, awe inspiring state parks, museums; it is all right here! Your future neighbors at Horseshoe Cove are waiting to welcome you to the community!



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 eat-in kitchen, 11×12 living room, 9×11 bedroom, 10×23 Florida room with glass windows, laundry closet in bathroom

BEDROOM: Standard closet, built-in storage, and water view

BATHROOMS: Original bath has combination tub/shower, single vanity, medicine cabinet, and tall linen cabinet; additional bathroom/laundry room has walk-in shower, single vanity, linen closet, and stacked washer and dryer

INTERIOR: Central A/C (including into addition), three ceiling fans, two pantry cabinets in kitchen, upper and lower storage in dining area, built-in TV stand in living room, door from Florida room to deck, window treatments throughout

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

EXTERIOR: Light green vinyl siding with white trim, rubber roof-over, carport, 6×8 unattached storage shed, 10×20 raised deck with panoramic river view

Items Included:

KITCHEN: Frigidaire refrigerator, Magic Chef range, GE microwave

DINING AREA: Table, four chairs

LIVING ROOM: Loveseat sleeper, recliner, chair, three end tables, two table lamps, wall lamp, TV, ceiling fan

FLORIDA ROOM: Sofa sleeper, recliner, chair, two end tables, two table lamps, desk and chair, storage cabinets, TV and stand, lighted ceiling fan

BEDROOM: Queen bed, two nightstands, three table lamps, lighted ceiling fan

LAUNDRY ROOM/BATHROOM: Stacked Frigidaire washer and dryer

EXTERIOR/DECK: Patio furniture

STORAGE SHED: Shelving

Home Insurance:

Peoples Insurance Agency: 941-377-7654

ABC Accurate Insurance Mart: 813-991-8000

Dutch Insurance: 863-557-5465

Barfield Insurance: 863-293-5400

Important Phone Numbers:

Florida Power & Light (FPL): 1-800-226-3545

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

Water is Billed By Park: 941-758-5335

Trash and Mowing: Included With Lot Rent

***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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