

FOR SALE \$29,900: 5100 60th Street East #CC6, Bradenton, FL 34203

PRICE REDUCED



For Sale: \$29,900

Address: 5100 60th Street East #CC6, Bradenton, FL 34203

55+ Community: Horseshoe Cove RV Resort

Monthly Lot Rent: \$933.00

Size of Home: Park Model + Addition

Year of Home: 1989

1 Bed | 1 Bath | Inside Laundry | Two Patios + Shed | XL Corner Lot | Newer AC | Furnished | One Of A Kind ~ Must See

Listing Agent: Jackie Bileth

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

CONTACT US TODAY!

Jackie Bileth: 941-545-7810

Community Resident ♦ Call or Text

Email: Jackie@MobileHomeJackie.com

Website: www.MobileHomeJackie.com

Home Overview:

You'll soon be living the best of your life as the new owner of this smartly expanded and uniquely appointed 1989 Chariot Eagle Park Model. Priced right at \$29,900 and measuring 12x34, plus the 11x30 addition that includes a multi-purpose bonus room and the XL bathroom, this tremendous home will provide approximately 660 square feet of interior living space, with one bedroom and one bathroom. It is in excellent condition, immediately available, and will be sold fully furnished, so you will have an easy time on moving day! Outside, you'll be able to enjoy the warm breeze and visiting with neighbors on either of the two decks. Your new home is located on an XL corner 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 \$933 includes lawn care and trash removal. This could be the one you've been waiting for, so 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 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: Mostly updated and open eat-in kitchen, 9×11 living room, expanded 9×13 bedroom, 11×21 multi-purpose bonus room/Florida room with glass windows, 9×11 bathroom/laundry room

BEDROOM: Two standard closets, built-in drawers and built-in cabinets

BATHROOM/LAUNDRY ROOM: Walk-in shower, single vanity, washer and dryer

INTERIOR: Newer Central A/C (including into addition), four ceiling fans, plenty of counter tops and cabinets in kitchen, window treatments throughout

FLOORING: Vinyl in kitchen and bathroom; carpet in living room and bonus room; laminate in bedroom

EXTERIOR: White and gray vinyl siding, rubber roof-over, 6×11 raised deck at front entrance, 7×15 covered back deck, 5×7 unattached storage shed with laundry, off street parking on side driveway, XL corner lot

Items Included:

KITCHEN: RCA refrigerator, Amana range, Roper built-in microwave, lighted ceiling fan

DINING AREA: Table, two chairs

LIVING ROOM: Sofa sleeper, two chairs, coffee table, floor lamp, lighted ceiling fan

BONUS ROOM/FLORIDA ROOM: Sofa, chair, two end tables, two table lamps, TV, storage cabinet, bookshelf, storage cubes, ceiling fan

BEDROOM: Queen bed, chest of drawers, nightstand, table lamp, lighted ceiling fan

LAUNDRY ROOM/BATHROOM: Whirlpool washer and dryer

Home Insurance:

Peebles 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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