

FOR SALE \$19,900: 5547 Larry Street, Zephyrhills, FL 33542

PRICE REDUCED



For Sale: \$19,900

Address: 5547 Larry Street, Zephyrhills, FL 33542

55+ Community: Sixth Avenue

Monthly Lot Rent: \$470.00

Size of Home: Singlewide Plus Screen

Year of Home: 1968

2 Beds | 1 Bath | Inside Laundry | Long Drive + Shed | Furnished
| Newer AC | Super Cute, 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:

Yes, you can afford to enjoy the best of sunny Central Florida as the new owner of this exceptionally well maintained and perfectly pretty 1968 Hillcrest. Priced to sell at \$19,900, and measuring 12x52, plus the 9x20 screen room, this home will provide approximately 800 total square feet of enjoyable living space, with two bedrooms and one bathroom. It is in excellent condition, immediately available, and will be sold fully furnished, so moving day will be quick and easy. Your new home is located in 6th Avenue Mobile Home Park of Zephyrhills, a very friendly, affordable, and conveniently located 55+ adult community in the heart of Central Florida. Sixth Avenue MHP is a PET FREE community, where the residents value their peace and quiet. The low monthly lot rent of \$470 includes trash removal, use of amenities, and lawn mowing. This well cared for home was built to last and is ready for you, so call today and let us help you make it yours!

Community Overview:

6th Avenue Mobile Home Park of Zephyrhills is a conveniently located, super affordable, and PET FREE 55+ community, where the residents enjoy their peace and quiet. 6th Avenue residents enjoy a super size clubhouse with kitchen, where residents can enjoy billiards, cards, library, holiday celebrations, and social gatherings. Outside, you'll find a well kept picnic area along with shuffleboard courts. Within minutes of 6th Avenue: shopping centers, restaurants, houses of worship, medical facilities, museums, festivals, and skydiving. A short drive will bring you to the metro areas of Tampa-St. Pete and Orlando, including international airports, cruise terminals, theme parks, major league sports teams, world renowned beaches- Central Florida has it all! Consider joining the happy residents of 6th Avenue, where friends are neighbors!



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: Open and bright eat-in kitchen, 11×14 living room, 9×11 back bedroom with standard closet and built-in storage, 6×7 guest bedroom with standard closet, 9×20 screen room with access to storage shed/laundry room

BATHROOM: Combination tub/shower, single vanity, and wall cabinet

INTERIOR: Newer Central A/C, two pantry closets in kitchen, two hall closets, window treatments throughout

FLOORING: Laminate in kitchen, living room, and bathroom; vinyl in back bedroom; carpet in guest bedroom

EXTERIOR: Light gray metal siding with dark gray trim, rubber roof-over with metal roof over screen room, carport/covered patio area, 5×9 attached storage shed with laundry, 5×6 unattached storage shed

Items Included:

KITCHEN: Kenmore refrigerator, Whirlpool range and dishwasher

DINING AREA: Chandelier

LIVING ROOM: Sectional, chair, end table, TV stand

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

GUEST BEDROOM: Twin bed, chest of drawers, night stand

SCREEN ROOM: Table, two patio chairs

STORAGE SHED/LAUNDRY ROOM: Stacked GE washer and dryer, shelving

Home Insurance:

Dutch Insurance: 863-557-5465

Reliable Insurance Inc.: 386-888-1399

Barfield Insurance: 863-293-5400

ABC Accurate Insurance Mart: 813-991-8000

Important Phone Numbers:

Duke Energy (power): 1-800-700-8744

City of Zephyrhills (water & sewer): 813-780-0015

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

Trash and Mowing: Included In The 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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