

FOR SALE \$19,999: 570 57th Avenue West Lot 171, Bradenton, FL 34207



For Sale: \$19,999

Address: 570 57th Avenue West Lot 171, Bradenton, FL

55+ Community: Pescara Lake

Monthly Lot Rent: \$1,017.00

Size of Home: Doublewide + Addition

Year of Home: 1981

2 Beds | 2 Baths | Huge Double Driveway | XL Corner Lot |

Furnished | Filled With Modern Updates

Listing Agent: Jackie Bileth

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

Email: jackie@mobilehomejackie.com

My Website: www.mobilehomejackie.com

CONTACT US TODAY!

Jackie Bileth: 941-545-7810

Local Agent ♦ Call or Text



Email: Jackie@MobileHomeJackie.com

Website: www.MobileHomeJackie.com

Home Overview:

**** UNIQUE BUYER'S OPPORTUNITY! PRICED FOR QUICK SALE!****

Here's the place that could soon be your personal piece of paradise, this 1981 Double Wide that has most everything you're looking for! Priced right at \$19,999, and measuring 22x48, this home will provide an approximate total of 1050 square feet of interior living space, with two bedrooms and two bathrooms. It will be sold furnished, so you will have a head start on moving day! Outside, the double wide driveway easily accommodates two vehicles. Your next home is located on a large corner lot in Pescara Lake of Bradenton, a very active, friendly, and family owned and operated 55+ adult park in the heart of West Central Florida. The monthly lot rent of \$1,017 includes water, sewer, trash removal, lawn mowing, and use of park amenities. This one could be your happy place for years to come! Call today and let us help you make it yours! This is a manufactured home on leased land.

Community Overview:

Pescara Lake of Bradenton is a resort-like, age 55+ adult, family owned and operated community, near all the best of West Central Florida. The amenities include the clubhouse, XL heated pool, a five-acre lake stocked with fish, dog park, shuffleboard courts, secure mailboxes, and more! Inside the clubhouse, you'll find a billiards room, exercise equipment, a reading library, and a large recreational room with a spacious kitchen. The pet friendly (Some restrictions may apply) park offers many social activities, including water aerobics, bingo, coffee hour, cribbage, euchre, poker nights, dinners, cookouts, dances, bus tours, even organized leagues for shuffleboard, bowling, and golf! You will always have something to do! Many golf courses, restaurants, shopping centers, flea markets, antique shops, houses of worship, and medical centers are conveniently located within minutes of Pescara Lake. Within a short drive: Anna Maria Island, Longboat Key, Siesta Key, world class white sand beaches, renowned attractions, international airports, cruise terminals, major league sports teams, beautiful state parks, museums; everything Central Florida offers! Consider joining the happy and satisfied residents of Pescara Lake, where every day is a celebration!



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 kitchen/laundry room, 11×11 breakfast nook, 8×8 dining room, 13×21 living room, 13×14 master bedroom with two standard closets and storage closet, 10×11 guest bedroom with standard closet

BATHROOMS: Master bath has combination tub/shower, single vanity, medicine cabinet, and tall linen cabinet; guest bath has combination tub/shower, single vanity, medicine cabinet, and tall linen cabinet

INTERIOR: Central A/C, four lighted ceiling fans, coat closet in living room at front entry door, window treatments throughout

FLOORING: Laminate in kitchen, breakfast nook, dining room, living room, guest bathroom, and each bedroom; vinyl in master bathroom

EXTERIOR: Newer gray vinyl siding with white trim, newer windows, rubber roof-over, XL double wide driveway, large corner lot location with easy access to community entrance

Items Included:

KITCHEN/LAUNDRY ROOM: Whirlpool refrigerator, Frigidaire range, LG dishwasher, GE microwave, one piece LG washer and dryer set

BREAKFAST NOOK: Rolling island, two tall storage cabinets, lighted ceiling fan

DINING ROOM: Table, four chairs

LIVING ROOM: Sofa, recliner, two chairs, end table, table lamp, floor lamp, lighted ceiling fan

MASTER BEDROOM: Queen bed, dresser, nightstand, table lamp, lighted ceiling fan

GUEST BEDROOM: Queen bed, dresser, two nightstands, table lamp, lighted ceiling fan

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 and Sewer: Included With Lot Rent

Trash and Mowing: Included With Lot Rent

***Land Lease Mobile Home Closing Costs:

6 percent Florida Sales Tax, \$50.00 County Tax, \$375 Title and Registration Transfer, \$395 Closing Fee

DISCLAIMER NOTICE: ALL MEASUREMENTS ARE APPROXIMATE

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