

FOR SALE \$73,000: 5864 Naples Drive, Zephyrhills, FL 33540

PRICE REDUCED



For Sale: \$73,000

Address: 5864 Naples Drive, Zephyrhills, FL 33540

55+ Community: Forest Lake Estates (Site 671)

Monthly Lot Rent: \$760.63

Size of Home: Doublewide + Florida Room

Year of Home: 1996

2 Beds | 2 Baths | Inside Laundry | Attached Shed | Furniture and Appliances Included | Nicely Updated | 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)

Kimberly Orr: 813-210-6577 (call or text)



Email: Traci@MobileHomeTraci.com

Email: Kim@MobileHomeKim.com

Home Overview:

You have finally found your very own piece of Florida paradise, this nicely updated and exceptionally well cared for 1996 Palm Harbor. Priced right at \$73,000, and measuring 23x40, plus the 10x14 Florida room, this home will provide an approximate total of 1060 square feet of interior living space, with two bedrooms and two bathrooms. It is in excellent condition and will be sold mostly furnished (appliances and some furniture will be included, ask agent for details), so you will have a head start on moving day! Outside, the covered patio beside the Florida room will be the ideal place for fresh air and a warm breeze. Your new home is located in Forest Lakes of Zephyrhills, a resort-like community in the heart of Central Florida. The monthly lot rent of \$760.63 includes trash removal, lawn mowing, and use of all of the park amenities. This beautiful beach themed home has all it takes to be a happy home for many years! Call today and let us help you make it yours!

Community Overview:

Forest Lake Estates is a tremendously well managed, pet friendly (two pets per household, limited to 20 pounds each), 55+ adult community in Zephyrhills, in the heart of dynamic Central Florida. Forest Lakes is within minutes of major attractions, world class beaches, international airports, cruise terminals, major league sports teams, world renowned attractions, and more. Even closer, you'll find local favorites, like restaurants, golf courses, shopping centers, flea markets, and antique shops. Among the activities at Forest Lakes: dinners, dancing, weekly bingo, craft fairs, quilting, ice cream socials, corn hole, wood carving, musical events, six organized men's and women's golf leagues, just to name a few. Amenities Forest Lakes offers its residents: wide, lighted streets, 10,000 square foot clubhouse, billiards room, library, heated pool and spa, 16 acre stocked lake with two fishing piers, 18 hole miniature golf, 12 shuffleboard courts, two lighted tennis courts, basketball, and horseshoe pits. Living in this resort style community is like being on vacation every day!



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: Bright and white open kitchen, 7×8 dining room, 11×16 living room, 10×11 master bedroom, 10×11 guest bedroom, 10×14 raised Florida room with glass windows, laundry room at main entry

BATHROOMS: Master has walk-in shower and single vanity; guest bath has combination tub/shower and single vanity

INTERIOR: Central A/C, three ceiling fans, pantry closet and breakfast bar in kitchen, walk-in closet in each bedroom, upper cabinet and shelf in laundry room, window treatments throughout

FLOORING: Laminate in kitchen, dining room, living room, each bedroom and each bathroom; ceramic tile in Florida room

EXTERIOR: Ivory vinyl siding with white trim, metal roof, long carport and driveway, 7×12 attached storage shed, covered patio beside Florida room

Items Included:

KITCHEN: GE refrigerator, range, and dishwasher, Sunbeam microwave, pots and pans, dishware, silverware, utensils

DINING ROOM: Table, four chairs, chandelier

LIVING ROOM: Sofa sleeper, loveseat, recliner, coffee table, two end tables, TV and stand, lighted ceiling fan

FLORIDA ROOM: Sofa, recliner, two chairs, two end tables, lighted ceiling fan

MASTER BEDROOM: Ceiling fan

GUEST BEDROOM: Queen bed, stand

LAUNDRY ROOM: Samsung washer and dryer

MASTER BATHROOM: Linen Cabinet

Home Insurance:

Dutch Insurance: 863-557-5465

ABC Accurate Insurance Mart: 813-991-8000

Barfield Insurance: 863-293-5400

Important Phone Numbers:

WREC (power): 813-972-9233

Sunshine Water Services: 1-866-842-8432

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

***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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