

FOR SALE \$76,900: 6108 Spring Lake Circle, Zephyrhills, FL 33540

PRICE REDUCED



For Sale: \$76,900

Address: 6108 Spring Lake Circle, Zephyrhills, FL 33540

Community: Forest Lake Estates (Site 184)

Monthly Lot Rent: \$760.63

Size of Home: Doublewide + Screen Room

Year of Home: 1990

2 Beds | 2 Baths | Shed With Laundry | Fully Furnished |

Unique Layout | Slight Water View | A Must See

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 will soon be living the good life in a resort style community as the new owner of this uniquely appointed and exceptionally well maintained 1990 Fleetwood Barrington. Priced right at \$76,900, and measuring 25x45, plus the 11x12 raised screen room, this home will provide an approximate total of 1250 square feet of enjoyable living space, with two bedrooms and two bathrooms. It is in excellent condition and will be sold fully furnished, so your move-in will be quick, easy, and stress free. Your new home, with a partial water view across the street, is located in Forest Lake Estates of Zephyrhills, a fabulous community in the heart of Central Florida. The monthly lot rent of \$760.63 includes trash removal, lawn maintenance, and use of the many park amenities. This beautiful home, with its special curb appeal, has all it takes to be your happy place 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 clean pass-through kitchen with 8×8 breakfast nook, 8×11 dining room, 11×15 living room, 13×14 master bedroom with walk-in closet, 10×11 guest bedroom with standard closet, 11×12 screen room with access to shed/laundry room

BATHROOMS: Master has walk-in shower, double vanity, medicine cabinet, and linen closet; guest bath has combination tub/shower, single vanity, and medicine cabinet

INTERIOR: Central A/C, three ceiling fans, pantry cabinet in kitchen, water view from breakfast nook, built-in hutch in dining room, XL storage closet at main entry, window treatments throughout

FLOORING: Vinyl in kitchen, guest bedroom, and each bathroom; laminate in dining room, living room, and master bedroom; carpet in screen room

EXTERIOR: Gray vinyl siding with white trim, metal roof, carport, 11×11 attached storage shed with laundry, covered sidewalk across front of home, partial water view across street

Items Included:

KITCHEN: GE refrigerator, Frigidaire range, Bosch dishwasher, Hamilton Beach microwave, pots and pans, dishware, silverware, utensils

BREAKFAST NOOK: Table, four chairs, chandelier

DINING ROOM: Table, four chairs, chandelier

LIVING ROOM: Sectional, recliner, coffee table, two end tables, two table lamps, TV and stand, ceiling fan

MASTER BEDROOM: Queen bed, dresser, night stand, table lamp, desk and chair, floor lamp, ceiling fan

GUEST BEDROOM: Two twin beds, dresser with mirror, night stand, table lamp

SCREEN ROOM: Coffee table, end table, floor lamp, ceiling fan

STORAGE SHED/LAUNDRY ROOM: LG washer, Amana dryer, shelving

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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