Residentia	I		14	Bigleat	f Court	Vî		
330581 A					FL 34446		<u>(12)</u>	L\$200,000
N BEE		Cross	s Street:			Area:	22	
1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	a string of the	Coun		Citrus		Year Built:	2003	
Star and N	Eth A		livision:	Sugarmil	I Woods	Apx. Acres:		
100		Beds		3			Inder Roof: 2,886	
164		Bath		2		Apx. Liv. So		
			rfront: rfront Ft:	No		Alt Key:	ng: 21/20/18 3207973	
The ABIH			te Pool:	No		Garage:		Garage , Drive -
		and a second			0 x 278 x 120	<b>3</b>	Concrete	
Public Rems: Directions:	walk-in closets, dual waterfall and hot tub	spacious Gr vanities and Pick up the	eat Room d snail sho e phone, it	boasting 1 wer. Think 's time to s	0' ceilings. The m of the backyard e ee this one.	aster bedroom sui entertaining you'll c	te is a "must see" w to on the paved pati	e double entry doors ith lanai access, his/hei o with 31' screened lan g Leaf Ct. End of Cul-d
			APPRO	DXIMAT	E ROOM DIM	ENSIONS		
_iving Rm:	Х	MBR:	12 X 17		Den:	Х	Screen Porch:	31 X 10
Great Room:	22 X 18	BR 2:	13 X 13		Florida Room:	Х	Lanai:	Х
Dining Room:		BR 3:	13 X 15		Laundry:	X	Extra Rm 1:	X
Kitchen: Family Room:	17 X 10	BR 4: Office:	X X		Garage:	24 X 25 X	Extra Rm 2: Extra Rm 3:	X X
								Λ
Vaterfront: nt Features:	Blinds , Breakfast Bar	, Ceiling - V	/aulted , C	ounters - L		tor Lights , Eat-In I	Kitchen , Great Room	m , Inside Laundry , / Treatment(s) , Wood
Naterfront: nt Features: Ext Features: Appliances: Special Info:	Blinds , Breakfast Bar Lanai , Open Floor Pla Cabinets Courtyard , Door - Db Sgl. Hung Cable , Ceiling Fan(s) Refrigerator , Smoke Aerial Photo , Brightho	, Ceiling - V an , Pantry , I. Entry , Fou , Dishwash Detector(s) ,	/aulted , C Plant She untain , La er , Dispos , Washer ,	counters - L elf , Pull Do nai , Lands sal , Dryer Water Hea	EATURES aminate , Decora wn Stairs , Split F scape - Full , Lawr , Garage Door Op ater	tor Lights , Eat-In I loor Plan , Walk-Ir n Sprinklers , Outd ener(s) , Laundry	Kitchen , Great Roon Closet(s) , Window loor Lighting , Trees Tub , Microwave Ho	r Treatment(s) , Wood , Waterfall , Window -
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Naterfront: nt Features: Ext Features: Appliances: Special Info: Master BR/BA Style:	Blinds , Breakfast Bar Lanai , Open Floor Pla Cabinets Courtyard , Door - Db Sgl. Hung Cable , Ceiling Fan(s) Refrigerator , Smoke Aerial Photo , Brightho Restrictions : 1 Master Suite , Dua	, Ceiling - V an , Pantry , I. Entry , Fou , Dishwash Detector(s) , buse Cable , al Sinks , Sho	/aulted , C Plant She untain , La er , Dispos , Washer , , DSL , Go ower Only	counters - L elf , Pull Do nai , Lands sal , Dryer Water Hea If Commur	EATURES aminate , Decora wn Stairs , Split F scape - Full , Lawr , Garage Door Op ater hity , High Speed I Rear Expo:	tor Lights , Eat-In I loor Plan , Walk-Ir n Sprinklers , Outd ener(s) , Laundry nternet , HOA Dis	Kitchen , Great Room Closet(s) , Window loor Lighting , Trees Tub , Microwave Ho closure , Pets Allow	r Treatment(s) , Wood , Waterfall , Window - ood , Oven - Range ,
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Naterfront: nt Features: Ext Features: Appliances: Special Info: Master BR/BA Style: Heat/Cool: Road Type: Pool Type:	Blinds , Breakfast Bar Lanai , Open Floor Pla Cabinets Courtyard , Door - Db Sgl. Hung Cable , Ceiling Fan(s) Refrigerator , Smoke Aerial Photo , Brightha Restrictions : 1 Master Suite , Dua Closet(s) Contemporary Cool - Central Air , H County Hot Tub/Spa	, Ceiling - V an , Pantry , I. Entry , Fou , Dishwash Detector(s) , ouse Cable , al Sinks , Sho leat - Heat F	/aulted , C Plant She untain , La er , Dispos , Washer , , DSL , Go ower Only	counters - L elf , Pull Do nai , Lands sal , Dryer Water Hea If Commur	EATURES aminate , Decora wn Stairs , Split F scape - Full , Lawr , Garage Door Op ater , High Speed I Rear Expo: Roof: Floor: Sew/Water: Energy Fea	tor Lights , Eat-In I loor Plan , Walk-Ir n Sprinklers , Outd ener(s) , Laundry nternet , HOA Dis E Asphalt/Fiberg Carpet , Ceran Sewer - Public	Kitchen , Great Room n Closet(s) , Window loor Lighting , Trees Tub , Microwave Ho closure , Pets Allow lass Shgl nic Tile , Water - Public n , Humidistat	<ul> <li>rreatment(s), Wood</li> <li>Waterfall, Window -</li> <li>Ood, Oven - Range,</li> <li>ed, Progress Energy,</li> </ul>
Naterfront: nt Features: Ext Features: Appliances: Special Info: Master BR/BA Style: Heat/Cool: Road Type: Pool Type: Const/Found:	Blinds , Breakfast Bar Lanai , Open Floor Pla Cabinets Courtyard , Door - Db Sgl. Hung Cable , Ceiling Fan(s) Refrigerator , Smoke Aerial Photo , Brightha Restrictions : 1 Master Suite , Dua Closet(s) Contemporary Cool - Central Air , H County Hot Tub/Spa Concrete Blk/Stucco	, Ceiling - V an , Pantry , I. Entry , Fou , Dishwash Detector(s) , ouse Cable , al Sinks , Sho leat - Heat F	/aulted , C Plant She untain , La er , Dispos , Washer , , DSL , Go ower Only Pump	ounters - L elf , Pull Do nai , Lands sal , Dryer Water Hea olf Commur	EATURES aminate , Decora wn Stairs , Split F scape - Full , Lawr , Garage Door Op ater , Sear Expo: , Sew/Water: , Sew/Water: , Energy Fea Lot Desc:	tor Lights , Eat-In I loor Plan , Walk-Ir n Sprinklers , Outd ener(s) , Laundry nternet , HOA Dis E Asphalt/Fiberg Carpet , Ceran Sewer - Public tt: Extra Insulation 2+ Lots , Cul-d	Kitchen , Great Roon n Closet(s) , Window loor Lighting , Trees Tub , Microwave Ho closure , Pets Allow lass Shgl nic Tile , Water - Public	<ul> <li>rreatment(s), Wood</li> <li>Waterfall, Window -</li> <li>Ood, Oven - Range,</li> <li>ed, Progress Energy,</li> </ul>
Naterfront: nt Features: Ext Features: Appliances: Special Info: Master BR/BA Style: Heat/Cool: Road Type: Pool Type: Const/Found:	Blinds , Breakfast Bar Lanai , Open Floor Pla Cabinets Courtyard , Door - Db Sgl. Hung Cable , Ceiling Fan(s) Refrigerator , Smoke Aerial Photo , Brightha Restrictions : 1 Master Suite , Dua Closet(s) Contemporary Cool - Central Air , H County Hot Tub/Spa Concrete Blk/Stucco Clubhouse , Exercis	, Ceiling - V an , Pantry , I. Entry , Fou , Dishwash Detector(s) , ouse Cable , al Sinks , Sho Heat - Heat F	/aulted , C Plant She untain , La er , Dispos , Washer , , DSL , Go ower Only Pump	ounters - L elf , Pull Do nai , Lands sal , Dryer Water Hea olf Commur	EATURES aminate , Decora wn Stairs , Split F scape - Full , Lawr , Garage Door Op ater , High Speed I Rear Expo: Roof: Floor: Sew/Water: Energy Fea	tor Lights , Eat-In I loor Plan , Walk-Ir n Sprinklers , Outd ener(s) , Laundry nternet , HOA Dis E Asphalt/Fiberg Carpet , Ceran Sewer - Public tt: Extra Insulation 2+ Lots , Cul-d	Kitchen , Great Room n Closet(s) , Window loor Lighting , Trees Tub , Microwave Ho closure , Pets Allow lass Shgl nic Tile , Water - Public n , Humidistat	r Treatment(s) , Wood , Waterfall , Window - ood , Oven - Range , ed , Progress Energy ,
Naterfront: nt Features: Ext Features: Appliances: Special Info: Master BR/BA Style: Heat/Cool: Road Type: Pool Type: Const/Found: Comm Amen:	Blinds , Breakfast Bar Lanai , Open Floor Pla Cabinets Courtyard , Door - Db Sgl. Hung Cable , Ceiling Fan(s) Refrigerator , Smoke Aerial Photo , Brightha Restrictions : 1 Master Suite , Dua Closet(s) Contemporary Cool - Central Air , H County Hot Tub/Spa Concrete Blk/Stucco	, Ceiling - V an , Pantry , I. Entry , Fou , Dishwash Detector(s) , ouse Cable , al Sinks , Sho Heat - Heat F	/aulted , C Plant She untain , La er , Dispos , Washer , , DSL , Go ower Only Pump	ounters - L elf , Pull Do nai , Lands sal , Dryer Water Hea olf Commur	EATURES aminate , Decora wn Stairs , Split F scape - Full , Lawr , Garage Door Op ater nity , High Speed I Rear Expo: Roof: Floor: Sew/Water: Energy Fea Lot Desc: Possessior	tor Lights , Eat-In I loor Plan , Walk-Ir n Sprinklers , Outd ener(s) , Laundry nternet , HOA Dis E Asphalt/Fiberg Carpet , Ceran Sewer - Public tt: Extra Insulation 2+ Lots , Cul-d	Kitchen , Great Rood n Closet(s) , Window loor Lighting , Trees Tub , Microwave Ho closure , Pets Allow lass Shgl nic Tile , Water - Public n , Humidistat e-Sac , Room for Po	r Treatment(s) , Wood , Waterfall , Window - ood , Oven - Range , ed , Progress Energy ,
Waterfront: nt Features: Ext Features: Appliances: Special Info: Master BR/BA Style: Heat/Cool: Road Type: Pool Type: Const/Found: Comm Amen: Restrictions: Faxes:	Blinds , Breakfast Bar Lanai , Open Floor Pla Cabinets Courtyard , Door - Db Sgl. Hung Cable , Ceiling Fan(s) Refrigerator , Smoke Aerial Photo , Brightho Restrictions : 1 Master Suite , Dua Closet(s) Contemporary Cool - Central Air , H County Hot Tub/Spa Concrete Blk/Stucco Clubhouse , Exercis Tennis , Near Shopp Deed Restrictions \$ 2,575.69 Yes	, Ceiling - V an , Pantry , I. Entry , Fou , Dishwash Detector(s) , ouse Cable , al Sinks , Sho Heat - Heat F de Room , Go Ding Tax Ye Monthl	/aulted , C Plant She untain , La er , Dispos , Washer , , DSL , Go ower Only Pump olf Course ar: y Dues:	ounters - L elf , Pull Do nai , Lands sal , Dryer Water Hea olf Commur , Walk-In , Ughted 2008 \$0	E A T U R E S aminate , Decora wn Stairs , Split F scape - Full , Lawr , Garage Door Op ater , Sew/Water: Energy Fea Lot Desc: Possession Terms Avai Homes Yearly	tor Lights , Eat-In I loor Plan , Walk-Ir n Sprinklers , Outd ener(s) , Laundry nternet , HOA Dis E Asphalt/Fiberg Carpet , Ceran Sewer - Public tt: Extra Insulation 2+ Lots , Cul-d n: At Close II: Cash , Conven tead: Yes Dues: \$85	Kitchen , Great Room n Closet(s) , Window loor Lighting , Trees Tub , Microwave Ho closure , Pets Allow lass Shgl nic Tile , Water - Public n , Humidistat e-Sac , Room for Po tional , FHA , VA Flood Plain: Land Use:	r Treatment(s) , Wood , Waterfall , Window - bod , Oven - Range , ed , Progress Energy , bol
Vaterfront: Int Features: Ext Features: Appliances: A	Blinds , Breakfast Bar Lanai , Open Floor Pla Cabinets Courtyard , Door - Db Sgl. Hung Cable , Ceiling Fan(s) Refrigerator , Smoke Aerial Photo , Brightha Restrictions : 1 Master Suite , Dua Closet(s) Contemporary Cool - Central Air , H County Hot Tub/Spa Concrete Blk/Stucco Clubhouse , Exercis Tennis , Near Shopp Deed Restrictions \$ 2,575.69 Yes Lecanto Primary	, Ceiling - V an , Pantry , I. Entry , Fou , Dishwash Detector(s) , ouse Cable , al Sinks , Sho Heat - Heat F de Room , Go Ding Tax Ye Monthl Middle	/aulted , C Plant She untain , La er , Dispos , Washer , , DSL , Go ower Only Pump olf Course <b>ar:</b> <b>y Dues:</b> :	ounters - L elf , Pull Do nai , Lands sal , Dryer Water Hea olf Commur , Walk-In , Walk-In , Lighted 2008 \$0 Lecanto	E A T U R E S aminate , Decora wn Stairs , Split F scape - Full , Lawr , Garage Door Op ater nity , High Speed I Rear Expo: Roof: Floor: Sew/Water: Energy Fea Lot Desc: Possession Terms Avai Homes Yearly High:	tor Lights , Eat-In I loor Plan , Walk-In n Sprinklers , Outd ener(s) , Laundry nternet , HOA Dis E Asphalt/Fiberg Carpet , Ceran Sewer - Public 2+ Lots , Cul-d n: At Close	Kitchen , Great Room n Closet(s) , Window loor Lighting , Trees Tub , Microwave Ho closure , Pets Allow lass Shgl nic Tile , Water - Public n , Humidistat e-Sac , Room for Po tional , FHA , VA Flood Plain:	r Treatment(s) , Wood , Waterfall , Window - bod , Oven - Range , ed , Progress Energy , bol
Waterfront: nt Features: Ext Features: Appliances: Special Info: Master BR/BA Style: Heat/Cool: Road Type: Const/Found: Comm Amen: Restrictions: Faxes: HOA/COA: Elementary: L	Blinds , Breakfast Bar Lanai , Open Floor Pla Cabinets Courtyard , Door - Db Sgl. Hung Cable , Ceiling Fan(s) Refrigerator , Smoke Aerial Photo , Brightha Restrictions : 1 Master Suite , Dua Closet(s) Contemporary Cool - Central Air , H County Hot Tub/Spa Concrete Blk/Stucco Clubhouse , Exercis Tennis , Near Shopp Deed Restrictions \$ 2,575.69 Yes Lecanto Primary RMILL WOODS CYP	, Ceiling - V an , Pantry , I. Entry , Fou , Dishwash Detector(s) , ouse Cable , al Sinks , Sho Heat - Heat F e Room , Go bing Tax Ye Monthl Middle RESS VLG	/aulted , C Plant She untain , La er , Dispos , Washer , , DSL , Go ower Only Pump olf Course <b>ar:</b> <b>y Dues:</b> : PB 9 PG 8	ounters - L elf , Pull Do nai , Lands sal , Dryer Water Hea olf Commur , Walk-In , Walk-In , Lighted 2008 \$0 Lecanto	E A T U R E S aminate , Decora wn Stairs , Split F scape - Full , Lawr , Garage Door Op ater , Goof: , Floor: Sew/Water: Energy Fea Lot Desc: Possession Terms Avai Homes Yearly High: 1 & 22 BLK 85	tor Lights , Eat-In I loor Plan , Walk-Ir n Sprinklers , Outd ener(s) , Laundry nternet , HOA Dis E Asphalt/Fiberg Carpet , Ceran Sewer - Public t: Extra Insulation 2+ Lots , Cul-d h: At Close il: Cash , Conven tead: Yes Dues: \$85 Lecanto	Kitchen , Great Room n Closet(s) , Window loor Lighting , Trees Tub , Microwave Ho closure , Pets Allow lass Shgl nic Tile , Water - Public n , Humidistat e-Sac , Room for Po tional , FHA , VA Flood Plain: Land Use: Agent Owne	r Treatment(s) , Wood , Waterfall , Window - bod , Oven - Range , ed , Progress Energy , bol
Waterfront: nt Features: Ext Features: Appliances: Special Info: Master BR/BA Style: Heat/Cool: Road Type: Const/Found: Comm Amen: Restrictions: Faxes: HOA/COA: Elementary: L	Blinds , Breakfast Bar Lanai , Open Floor Pla Cabinets Courtyard , Door - Db Sgl. Hung Cable , Ceiling Fan(s) Refrigerator , Smoke Aerial Photo , Brightha Restrictions : 1 Master Suite , Dua Closet(s) Contemporary Cool - Central Air , H County Hot Tub/Spa Concrete Blk/Stucco Clubhouse , Exercis Tennis , Near Shopp Deed Restrictions \$ 2,575.69 Yes Lecanto Primary	, Ceiling - V an , Pantry , I. Entry , Fou , Dishwash Detector(s) , ouse Cable , al Sinks , Sho Heat - Heat F e Room , Go Ding Tax Ye Monthl Middle RESS VLG Steven Mc	/aulted , C Plant She untain , La er , Dispos , Washer , , DSL , Go ower Only Pump olf Course ar: y Dues: : PB 9 PG 8 Clory	ounters - L elf , Pull Do nai , Lands sal , Dryer Water Hea off Commur , Walk-In , Walk-In , Uighted 2008 \$0 Lecanto 36 LOTS 2	E A T U R E S aminate , Decora wn Stairs , Split F scape - Full , Lawr , Garage Door Op ater , Goof: , Floor: Sew/Water: Energy Fea Lot Desc: Possession Terms Avai Homes Yearly High: 1 & 22 BLK 85	tor Lights , Eat-In I loor Plan , Walk-In n Sprinklers , Outd ener(s) , Laundry nternet , HOA Dis E Asphalt/Fiberg Carpet , Ceran Sewer - Public 2+ Lots , Cul-d n: At Close II: Cash , Conven tead: Yes Dues: \$85 Lecanto	Kitchen , Great Room n Closet(s) , Window loor Lighting , Trees Tub , Microwave Ho closure , Pets Allow lass Shgl nic Tile , Water - Public n , Humidistat e-Sac , Room for Po tional , FHA , VA Flood Plain: Land Use: Agent Owne	r Treatment(s) , Wood , Waterfall , Window - bod , Oven - Range , ed , Progress Energy , bol
Naterfront: nt Features: Ext Features: Appliances: Special Info: Master BR/BA Style: Heat/Cool: Road Type: Const/Found: Comm Amen: Restrictions: Faxes: HOA/COA: Elementary: L	Blinds , Breakfast Bar Lanai , Open Floor Pla Cabinets Courtyard , Door - Db Sgl. Hung Cable , Ceiling Fan(s) Refrigerator , Smoke Aerial Photo , Brightha Restrictions : 1 Master Suite , Dua Closet(s) Contemporary Cool - Central Air , H County Hot Tub/Spa Concrete Blk/Stucco Clubhouse , Exercis Tennis , Near Shopp Deed Restrictions \$ 2,575.69 Yes Lecanto Primary RMILL WOODS CYP	, Ceiling - V an , Pantry , I. Entry , Fou , Dishwash Detector(s) , ouse Cable , al Sinks , Sho Heat - Heat F e Room , Go bing Tax Ye Monthl Middle RESS VLG Steven Mc eaders - Cr	/aulted , C Plant She untain , La er , Dispos , Washer , , DSL , Go ower Only Pump olf Course ar: y Dues: : PB 9 PG 8 Clory	ounters - L elf , Pull Do nai , Lands sal , Dryer Water Hea off Commur , Walk-In , Walk-In , Uighted 2008 \$0 Lecanto 36 LOTS 2	E A T U R E S aminate , Decora wn Stairs , Split F scape - Full , Lawr , Garage Door Op ater nity , High Speed I Rear Expo: Roof: Floor: Sew/Water: Energy Fea Lot Desc: Possession Terms Avai Homes Yearly High: 1 & 22 BLK 85 Email : info@r	tor Lights , Eat-In I loor Plan , Walk-Ir n Sprinklers , Outd ener(s) , Laundry nternet , HOA Dis E Asphalt/Fiberg Carpet , Ceran Sewer - Public tt: Extra Insulation 2+ Lots , Cul-d n: At Close il: Cash , Conven tead: Yes Dues: \$85 Lecanto	Kitchen , Great Room n Closet(s) , Window loor Lighting , Trees Tub , Microwave Ho closure , Pets Allow lass Shgl nic Tile , Water - Public n , Humidistat e-Sac , Room for Po tional , FHA , VA Flood Plain: Land Use: Agent Owne	r Treatment(s) , Wood , Waterfall , Window - bod , Oven - Range , ed , Progress Energy , bol
Vaterfront: Int Features: Ext Features: Appliances: Appliances: Appliances: Master BR/BA Style: Master Style: Master Style:	Blinds , Breakfast Bar Lanai , Open Floor Pla Cabinets Courtyard , Door - Db Sgl. Hung Cable , Ceiling Fan(s) Refrigerator , Smoke Aerial Photo , Brightha Restrictions : 1 Master Suite , Dua Closet(s) Contemporary Cool - Central Air , H County Hot Tub/Spa Concrete Blk/Stucco Clubhouse , Exercis Tennis , Near Shopp Deed Restrictions \$ 2,575.69 Yes Lecanto Primary RMILL WOODS CYP Prepared by: Exit Realty L	, Ceiling - V an , Pantry , I. Entry , Fou Detector(s) , buse Cable , al Sinks , Sho Heat - Heat F e Room , Go bing Tax Ye Monthi Middle RESS VLG Steven Mc eaders - Cr bast Blvd.	/aulted , C Plant She untain , La er , Dispos , Washer , , DSL , Go ower Only Pump olf Course ar: y Dues: : PB 9 PG 8 Clory	ounters - L elf , Pull Do nai , Lands sal , Dryer Water Hea off Commur , Walk-In , Walk-In , Uighted 2008 \$0 Lecanto 36 LOTS 2	E A T U R E S aminate , Decora wn Stairs , Split F scape - Full , Lawr , Garage Door Op ater hity , High Speed I Rear Expo: Roof: Floor: Sew/Water: Energy Fea Lot Desc: Possession Terms Avai Homes Yearly High: 1 & 22 BLK 85 Email : info@I Off. Ph# : (352	tor Lights , Eat-In I loor Plan , Walk-Ir n Sprinklers , Outd ener(s) , Laundry nternet , HOA Dis E Asphalt/Fiberg Carpet , Ceran Sewer - Public tt: Extra Insulation 2+ Lots , Cul-d t: At Close il: Cash , Conven tead: Yes Dues: \$85 Lecanto	Kitchen , Great Room n Closet(s) , Window loor Lighting , Trees Tub , Microwave Ho closure , Pets Allow lass Shgl nic Tile , Water - Public n , Humidistat e-Sac , Room for Po tional , FHA , VA Flood Plain: Land Use: Agent Owne	r Treatment(s) , Wood , Waterfall , Window - bod , Oven - Range , ed , Progress Energy , bol

## Photo Gallery MLS# 330581A



Palatial Home on Double Lot



**Backyard Courtyard Hot Tub** 



Great Room wVaulted Ceilings



Sugarmill Woods Lush Landscape



**Double Door EntryFormal DR** 



---- Information herein deemed reliable but not guaranteed ----REALTORS ® Association of Citrus County, Inc. 03/27/2009 06:35 AM

## Photo Gallery MLS# 330581A



Light Bright Kitchen



**Guest Bedroom** 



Great Room



**Guest Bath** 



Loads of Cabinets



Cul de Sac Privacy

---- Information herein deemed reliable but not guaranteed ----REALTORS ® Association of Citrus County, Inc. 03/27/2009 06:35 AM