

Residential
330555_Active785 N Spend A Buck Drive
Inverness, FL 34453

(12)

L\$279,000 

Cross Street:
County: Citrus
Subdivision: Clearview Est.
Beds: 3
Baths: 2
Waterfront: No
Waterfront Ft:
Private Pool: Yes
Apx. Lot Size: 139 x 300

Area: 08
Year Built: 2000
Apx. Acres: 1.00
Apx. SqFt Under Roof: 3,091
Apx. Liv. SqFt: 2,207
Sec/Twp/Rng: 33/ 18/ 19
Alt Key: 2886340
Garage: 3 Car Attached Garage , Drive - Concrete

Public Rems: Clearview Estates of Citrus Hills. This pool home will amaze and delight you! Extras and upgrades everywhere you look. Lushly landscaped Botanical Masterpiece of Florida Friendly plants and trees for easy maintenance. Features include: central vac, new flooring, speaker system, murphy bed, solar heated self-cleaning pool, screened garage is 3 bay, spa tub and snail shower, invisible screened front door, fenced potting corral, water filtration system. Citrus Hills Membership available. All this at the enticing price of \$279,000. Look today

Directions: 44 to R Kensington, R Hambletonian, R Crown of Roses, L on Spend A Buck

APPROXIMATE ROOM DIMENSIONS

Living Rm: X	MBR: 22 X 12	Den: X	Screen Porch: X
Great Room: 17 X 30	BR 2: 12 X 11	Florida Room: X	Lanai: 23 X 34
Dining Room: 11 X 12	BR 3: 12 X 11	Laundry: 8 X 4	Extra Rm 1: X
Kitchen: 24 X 12	BR 4: X	Garage: X	Extra Rm 2: X
Family Room: X	Office: X	Workshop: X	Extra Rm 3: X

FEATURES

Waterfront:

Int Features: Blinds , Book Case(s) , Breakfast Bar , Ceiling - Cathedral , Counters - Laminate , Den/Office , Eat-In Kitchen , Fireplace - None , Formal Dining Room , Great Room , Inside Laundry , Lanai , Open Floor Plan , Pantry , Plant Shelf , Pull Down Stairs , Skylight , Split Floor Plan , Walk-In Closet(s) , Window Treatment(s) , Wood Cabinets

Ext Features: Door - Sliding Glass , Lanai , Landscape - Full , Lawn Sprinklers , Outdoor Lighting , Trees , Window - Dual Pane , Window - Sgl. Hung , Other See Remarks

Appliances: Cable , Ceiling Fan(s) , Central Vacuum , Cooktop - Elec , Dishwasher , Disposal , Dryer , Garage Door Opener(s) , Jetted Tub , Laundry Tub , Microwave Hood , Oven - Built In , Refrigerator , Smoke Detector(s) , Washer , Water Filter Owned , Water Heater

Special Info: Aerial Photo , BrightHouse Cable , DSL , Golf Community , High Speed Internet , HOA Disclosure , Pets Allowed , Progress Energy , Small Pets Allowed

Master BR/BA: 1 Master Suite , Dual Sinks , Jetted Tub , Separate Tub/Shower , Walk-In Closet(s)

Style: Contemporary , Ranch

Heat/Cool: Cool - Central Air , Heat - Heat Pump

Road Type: Paved

Pool Type: Automatic Cleaner , Caged , Concrete , Solar Heat

Const/Found: Concrete Blk/Stucco

Comm Amen: Clubhouse , Exercise Room , Golf Course , Lighted Tennis , Tennis Court(s)

Restrictions: Deed Restrictions

Rear Expo: E

Roof: Asphalt/Fiberglass Shgl

Floor: Carpet , Ceramic Tile , Laminate , Wood

Sew/Water: Sewer - Septic Private , Water - Public

Energy Feat: Heat Recovery Unit , Programmable Thermostat , Ridge Vents

Lot Desc: Acreage , Flat

Possession: Negotiable

Terms Avail: Cash , Conventional , FHA , VA

Taxes: \$ 3,025.47

Tax Year: 2008

Homestead: Yes

Flood Plain: No

HOA/COA: Yes

Monthly Dues: \$0

Yearly Dues: \$100

Land Use: PDR

Elementary: Hernando

Middle: Inverness

High: Citrus

Agent Owned: No

Legal: CLEARVIEW ESTATES FIRST ADDN PB 14 PG 146 LOT 8 BLK 8

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www.naturecoastliving.com



Clearview Estates Pool Home!



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Could this be more relaxing



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This really is a must see!



Spacious Great Room



Raised Panel Hardwood Cabinets



Eat-In Kitchen



Guest Bedroom w Murphy Bed



Master Suite



Ready to Entertain



Solar Heated Pool