

Mobile  
342618 \_Active8299 S Cove  
Floral City, FL 34436L\$39,900 

<b>Cross Street:</b>		<b>Area:</b>	04
<b>County:</b>	Citrus	<b>Year Built:</b>	1983
<b>Subdivision:</b>	Cove Bend Point	<b>Apx. Acres:</b>	.50
<b>Beds:</b>	2	<b>Apx. SqFt Under Roof:</b>	2,032
<b>Baths:</b>	2	<b>Apx. Liv. SqFt:</b>	1,084
<b>Waterfront:</b>	No	<b>Sec/Twp/Rng:</b>	13/ 20S/ 20E
<b>Waterfront Ft:</b>		<b>Alt Key:</b>	1852137
<b>Private Pool:</b>	No	<b>Garage:</b>	1 Car Carport Attached , Drive - Circular , Drive - Concrete
<b>Apx. Lot Size:</b>	102 x 214 .5 Acres		

**Public Rems:** Original owners gently lived in this 1983 Singlewide with 300 sq ft addition and Florida Room. Backs up to horse country and located in peaceful Floral City Florida. This home and neighborhood beckons new owners with a love of country living. Would make an excellent Florida Winter Get-Away. Close to Chain of Lakes for the fresh water fishing aficionado!

**Directions:** Highway 41 south to Floral City light(Hwy 48) turn left go about 2 miles to S Cove point left turn home on right with circular driveway.

**APPROXIMATE ROOM DIMENSIONS**

<b>Living Rm:</b>	X	<b>MBR:</b>	X	<b>Den:</b>	X	<b>Screen Porch:</b>	X
<b>Great Room:</b>	X	<b>BR 2:</b>	X	<b>Florida Room:</b>	X	<b>Lanai:</b>	X
<b>Dining Room:</b>	X	<b>BR 3:</b>	X	<b>Laundry:</b>	X	<b>Extra Rm 1:</b>	X
<b>Kitchen:</b>	X	<b>BR 4:</b>	X	<b>Garage:</b>	X	<b>Extra Rm 2:</b>	X
<b>Family Room:</b>	X	<b>Office:</b>	X	<b>Workshop:</b>	X	<b>Extra Rm 3:</b>	X

**FOR MOBILE HOME USE ONLY**

<b>Home Length:</b>	56	<b>Home Width:</b>	14	<b>Foundation:</b>	
<b>RP Tag1:</b>		<b>RP Tag2:</b>		<b>RP Tag3:</b>	
<b>Serial:</b>	28610694S	<b>Serial:</b>		<b>Serial:</b>	

**FEATURES****Waterfront:**

**Int Features:** Blinds , Counters - Laminate , Eat-In Kitchen , Family Room , Lanai , Living Room , Window Treatment(s)

**Ext Features:** Entry - 1st Upper , Lanai , Shed/Utility Bldg , Slab , Window - Sgl. Hung , Workshop

**Appliances:** Ceiling Fan(s) , Dishwasher , Oven - Range , Range Hood , Smoke Detector(s)

**Special Info:** Aerial Photo , Pets Allowed , Sumter Electric

**Master BR/BA:** 1 Master Suite

**Style:** Single Wide

**Heat/Cool:** Cool - Central Air , Heat - Propane

**Road Type:** County

**Pool Type:** None

**Const/Found:** Manuf/Modular

**Comm Amen:** None

**Restrictions:** No Restrictions

**Rear Expo:**

**Roof:** Metal

**Floor:** Carpet , Vinyl

**Sew/Water:** Sewer - Septic Private , Water - Private Well

**Energy Feat:**

**Lot Desc:** Rectangle , Room for Pool

**Possession:** At Close

**Terms Avail:** Cash , Conventional , FHA , VA

**Taxes:** \$ 129.84

**HOA/COA:** No

**Elementary:** Floral City

**Tax Year:** 2009

**Monthly Dues:** \$

**Middle:** Inverness

**Homestead:** Yes

**Yearly Dues:** \$

**High:** Citrus

**Flood Plain:** No

**Zoning:** CLRM

**Agent Owned:** No

**Legal:** COVE BEND PLAT BK 11 PG 65 LOT 22 DESCR IN OR BK 550 PG 408

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<http://www.naturecoastliving.com>

Photo Gallery MLS# 342618A



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