

Customer Display

Mobile Home with Land
MLS # 357062 Active**17342 NW 217th Terrace**
High Springs, FL 32643**L\$89,000** 

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Area: 880-High Springs Area**Style:** Ranch**Beds:** 3**Full Baths:** 2**Half-Baths:** 0**HERS Rating (Year Tested):****Split BR** Yes**Plan:****Year Built:** 2003**Total Ht/Cool SF:** 1,152**Total SF Under Roof:** 1,152**SqFt Source:** SF from Tax Roll**Parcel Size-Range:** .50-.99**Apx Lot****Dim.:****County:** Alachua**Subdivision:** Sharden Acres**New Constr.:** No**Condition:** (OTH)Other**Sect-Twp-Rng:** 12-8-17**Assoc. Fee:** No**Assoc. Fee \$:****Assoc. Fee****Pd:****Parcel Size:** .61 Acres**Short Sale:** No**Legal:** SHARDEN ACRES FIRST ADDITION PB 22 PG 89LOT 20 OR 2747/1243**Schools:** Santa Fe High High Springs Comm High Springs Comm**HOA Name:****HOA Phone:****Builder Name:****Model:****Tax Parcel #:** 01514-020-020**Tax Jurisdiction:** High Springs**Zoning:****Save our Homes:**

No

Homestead Exemp (Last Yr Appl): 2013**Remarks:**

Immaculate mobile home off paved road, in a lovely subdivision. Home boasts new wood laminate & vinyl throughout & is in excellent move-in condition. Plenty of extras come with this home such as: a fenced-in, above ground pool to cool off on those hot summer days; 3 sheds - one w/elec., w/a workbench & shelving, + a push mower for dad; power hook-up for an RV for company; large front porch to relax on + a side porch; an enclosed yard for your pets; a swing set for the kiddies; gas cooking, a 3 door, bottom freezer fridge, granite kitchen sink, large pantry with pull out draws for mom; and with an acceptable offer - a new generator. New & larger A/C installed in 2008. Oh, did I mention the beautiful view of the pasture in the rear?

Nearest Main St/Rd: 441**Directions:** From I-75 exit 399 take 441N towards High Springs. Continue 3 miles to 207th terrace to 168th lane and turn right. Proceed to 213th drive and turn left then right onto NW 172nd road. Turn right on NW 217th terrace to sign on left.**FEATURES****Equip./Appl.:** Dishwasher, Disposal, Gas Cooktop, High Speed Internet, Microwave, Oven Gas, Refrigerator, Satellite Dish Only**Subdivision Info:** Street Lights**Exterior Misc.:** Above Ground Pool, Pool Enclosure, RV/Mobile Hm. Hookup, Wood Deck**Interior Misc.:** Chair Rail, Drapes/Curtains/Valance, Storage Area**Accessibility Feat.:****Const.-Exterior:** Aluminum/Vinyl**Other Rooms:** Laundry Utility, Living, Luxury Bath, Master Downstairs**Property Access:** Lime Rock, Paved**Heating/Cooling:** Central H/C Electric**Lot Type:** Other**Hot Wtr Srce:** Electric Water Heater**Fencing:** Mixed Type**Floors:** Simulated Wood, Vinyl**Parking:** Additional Parking, No Garage/Carport, Other**Roof:** Shingle**Dining Area:** Separate Dining**Equip. Leased:** Gas Tank(s)**Utilities Source:** Duke Energy, Metered Water, Septic**Seller Info:** Provide Title Insurance**Certifications:****Docs In MLS:** Sellers Disclosure, Survey**Terms:** Sold As Is**Docs Available:** Sellers Disclosure, Survey**PREPARED BY****Jocelyne Grandjean-Brown****Florida Homes Realty & Mortgage****6216 NW 43rd Street Bldg 3A****Gainesville, FL 32653****Office Ph# :** (352) 870-9929**Cell Ph# :** (352) 870-9929**Fax Ph# :** (352) 727-4188**Email :** alachua Realtor@gmail.com<http://jocelynebrown.locategainesvillehomes.com/>

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** All information regardless of source, including square footage and lot sizes is deemed reliable but not guaranteed and should be verified by a personal inspection and/or with the appropriate professional(s). **