

ML# G4595465 **1304 OWEN DR, LADY LAKE, 32159**



County: Lake County
Grid: OFF
Area (Tampa):
Bedrooms: 2
Full Bath: 2
Half Bath: 0
Property Style: Mobile w/Land Out of Park
Property Description: One Story
Ownership: Fee Simple
Location: In County, Street Paved
Status: Active
List Price: \$102,000
Low Price:
ADOM:
Unit #:
MH Make:
MH Width: Double

INCREDIBLE OPPORTUNITY! 2/2 MANUFACTURED HOME IN THE VILLAGES. NEW KITCHEN, BONUS ROOM, SCREENED-IN AREA, WORKSHOP. GREAT FOR RETIREES, SNOWBIRDS OR INVESTORS.

Land And Site Information

Section/Township/Range: 06-18-24 **Subdivision #:** 0 **Block/Parcel:** 0 **Lot#:** 0 **RP#:**
Tax ID: 06-18-24-010000001100 **Alt.Key/Folio#:** **Additional Parcel:**
Legal Description: ORANGE BLOSSOM GARDENS UNIT 1, LOT 11, PB 18, PG 9, OR BOOK 678, PG 312
Subdivision Name: ORANGE BLOSSOM GARDENS **Complex/Community Name:** ORANGE BLOSSOM GRDN **OR Book/Page:** 18/9
Total Acreage: Up to 10889 Sq. Ft. **Zoning:** R1 **Future Land Use:** **Zoning Compatible:** **Millage Rate:**
Lot Dimensions: 60 X 100 **Lot Size(Acres):** 0.25 **Lot Size(\$SqFt):** 10,890 **Hills. Munic. Code:**
Front Exposure: **Waterfront Name:** **Special Tax Dist. (Tampa):**
WaterFront Type: **Waterfront Extras:**

Interior Information

Approximate Dimensions: **Year Built:** 1973 **SqFt Heated:** 1,056 **SqFt Source:** Public records
Living/Grt Room: 12X23 **2nd Bedroom:** 12X12 **Family Room:** **Air Conditioning:** Central
Kitchen: 10X12 **3rd Bedroom:** **Dining Room:** 12X10 **Heat & Fuel:** Central, Fuel - Electric
Master Bedroom: 12X12 **4th Bedroom:** **5th Bedroom:** **Floor Covering:** Vinyl, Wall to Wall Carpet
Dinette: **Bonus Room:** 10X23 **Security System:**
Utilities Data: Cable Available, Electric, Public Municipal Water, Public Utilities **Fireplace:** N
Interior Layout: Formal Living Room Separate, L Dining
Interior Features: Ceiling Fan(s), Smoke Alarm(s)
Master Bath Features:
Kitchen:
Additional Rooms: Bonus Room
Appliances Incl: Dishwasher, Dryer, Hot Water Electric, Range, Refrigerator, Washer

Exterior Information

Exterior Construction: Siding **Architectural Style:**
Exterior Features: Detached Workshop, Gutters / Downspouts
Garage/Carpport: 1 Car Carport
Roof:
Pool Y/N: N **Pool:**

Community Information

Community Features: Community Pool, Deed Restrictions, Fitness, Gated Community, Golf Community, HOA Optional, Pets Permitted, Recreation Building, Security,
Maintenance Includes: **Mo. Maint. \$(addition to HOA):** \$0.00
HOA Fee Required: N **HOA Fee:** **HOA Payment Schedule:**
Elementary: **Middle or Junior:** **High:**

Financing & Tax Information

Taxes: \$370.00 **Tax Year:** 2004 **Homestead:** Y **Other Exemptions:** **CDD:** **Annual CDD Fee:**
Financing Available: Cash
Driving Directions: BOONE GATE, RIGHT ON PARADISE, LEFT ON WALES, RIGHT ON OWEN

Realtor Only Remarks: COMMISSION PAID ONLY UPON CLOSING.



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