

**FOR SALE \$9,900: 37400 Chancey Road Lot 24, Zephyrhills, FL 33541**

**PRICE REDUCED**



**For Sale:** \$9,900

**Address:** 37400 Chancey Road Lot 24, Zephyrhills, FL 33541

**Community:** Landing Resort

**Monthly Lot Rent:** \$450.00

**Size of Home:** Permanent RV + Attached Patio

**Year of Home:** 2004

1 Bed | 1 Bath | Private Back Yard | Furnished | Shed | Picture Perfect | Near Amenities | Immediate Move In

**Listing Agents:** Lisa Cooper and Shawna Kemp

**Phone:** 863-777-0272 or 863-450-7519

**CONTACT US TODAY!**

**Lisa Cooper: 863-777-0272** (call or text)

**Shawna Kemp: 863-450-7519** (call or text)

**Email: Lisa@MobileHomeLisa.com**

**Email: Shawna@MobileHomeShawna.com**

## **Home Overview:**

Here is the comfortably cozy home that can be your snowbird getaway or your year round piece of paradise! This is a well maintained 2004 Cedar Creek Silverback travel trailer, priced to sell at only \$9,900. Including the slide-out, the home offers an approximate total of 280 square feet of interior living space, with one bedroom and one bathroom. It is in excellent condition, immediately available, and will be sold fully furnished, so moving day will be quick and easy. Outside, you will enjoy fresh air and visiting with friends on your covered patio, and you will have plenty of room for your extra things in the storage shed. Your next home is ready and waiting for you on a perimeter lot with a semi-private back yard in Landing RV Resort of Zephyrhills, a very well maintained and friendly 55+ adult community in the heart of Central Florida. The monthly lot rent of \$450 includes water, sewer, trash removal, lawn mowing, and use of park amenities. This one has all you need, so call today and make it yours! If you don't buy it, someone else will!

## **Community Overview:**

Landing Resort of Zephyrhills provides its residents a fun, active, and enjoyable Central Florida lifestyle. Amenities include a recently remodeled clubhouse, heated pool, shuffleboard, secure mail center, pool tables, laundry room, picnic tables, and more! The Adult, pet friendly (two pets allowed per home, up to 30 pounds each ~larger pets may be welcome too with management approval!) park offers many social activities: dinners, dancing, bingo, euchre, pool, jam sessions, musical events, aqua aerobics, church services, fishing at the catch and release pond, and so much more. Landing Resort is conveniently located within minutes of many golf courses, restaurants, shopping centers, flea markets, antique shops, houses of worship, medical facilities, etc. Within a short drive: world class beaches, renowned attractions (Sky Dive City, Busch Gardens, Seminole Hard Rock Hotel & Casino, etc.), international airports, cruise terminals, major league sports teams, awe inspiring state parks, museums; it is all right here! Consider joining the satisfied residents of Landing RV Resort, where every day is fabulous!



Mobile Home Spot ♦ 122 E. Main Street #232 ♦ Lakeland, FL 33801

Phone: 863-272-7200 ♦ Toll Free 1-844-888-SPOT (7768) ♦ Fax: 863-868-1508

Email: Info@MobileHomeSpot.com ♦ Visit Our Website: www.MobileHomeSpot.com

## Home Features:

**INTERIOR LAYOUT:** 8×16 combination kitchen/dining area/living room, 7×8 bedroom

**BEDROOM:** Three small standard closets, built in lower drawers, and upper cabinets

**BATHROOM:** Walk-in shower, single vanity, medicine cabinet, and separate water closet

**INTERIOR:** Roof top A/C, pantry cabinet in kitchen, upper cabinets in living room

**FLOORING:** Vinyl in kitchen and bathroom; carpet in dining area, living room, and bedroom

**EXTERIOR:** White siding, off-street parking, 8×21 covered patio area, 6×7 storage shed, perimeter lot with no back neighbor

## Items Included:

**KITCHEN:** Dometic refrigerator, Magic Chef gas range, GE microwave

**DINING AREA:** Table, four chairs

**LIVING ROOM:** Sofa sleeper, two recliners, two end tables

**BEDROOM:** Queen bed

**STORAGE SHED:** Work bench, shelving

### Home Insurance:

ABC Accurate Insurance Mart: 813-991-8000

Dutch Insurance: 863-557-5465

Barfield Insurance: 863-293-5400

### Important Phone Numbers:

Electric is Billed By Park: \$6.50 Month + Usage

Frontier (Internet): 1-800-0921-8101

Water, Sewer, Trash, Mowing: Included With Lot Rent

### **DISCLAIMER NOTICE: ALL MEASUREMENTS ARE APPROXIMATE**

Great care and consideration has been taken in the accumulation of listing information. All information herein is considered true, accurate, complete, and current. Mobile Home Spot, Inc., assumes no responsibility for errors, inaccuracies, or omissions. No warranties, expressed or implied, are provided for the data, its use, or interpretation. The user of this service assumes full responsibility for obtaining and verifying lot rent, fees, pass-on costs, rules, regulations, pet policies, closing costs, etc., associated with any community, park, or home represented here. Mobile Home Spot, Inc. highly recommends the performance of an inspection of any home represented here, most preferably by a professional home and termite inspector. User's due diligence is required. Utilization of this search service indicates understanding and acceptance of these statements by the user.



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