

5/21/2015



\$215,000 33149 Grand Cypress Way

This gorgeous BLK/Stucco Venice model home features 3 bdrs, a spacious family rm, 2 baths, 2 car garage w/ golf cart garage. Other features include an inside utility rm w/wash sink, 10ft ceilings though-out, cozy breakfast rm plus a dining rm. extra foam insulation in walls. Master bath offers dbl marble vanities, a walk-in tub and separate shower. Large walk-in closets. Enjoy sitting in the roomy 21x10 screened lanai over-looking a large open patio area...great for grilling! Most furniture can be negotiable. All blinds will convey. This home is located on a large corner lot..

Living area: 2087 square feet

REALTOR CONTACT:

Dale Lamb-Witter 352-551-7615

352-326-8154

MLS G4806574



\$209,900 950 FOREST BREEZE PATH

Lovely 3 Bedroom &Den, 2 Bath and 3 car Garage. Wood floors flow through the Dining Room, Family Room and Master Bedroom. The Guest Bedrooms, Living Room & Den in the Split Floorplan have carpet. The focal point of the Family Room is the corner Gas Fireplace. The Kitchen has raised panel wood cabinets and an added island with quartz countertop and extra storage. Lower cabinets have double pullouts and the owners have added a large pantry area in the laundry room. Through the spacious Master Bedroom is the Bath with stretched double vanity, jetted spa tub[w.heater],&separate tile shower. You can't help but be impressed by the huge walk in closet w/added shelving.

There is upgraded lighting and ceiling fans through home, and architectural interests include tray ceiling [DR] arched openings and decorative nook in hall.Sliders lead to lanai with attached birdcage.A retractable awning can allow for shade when wanted. The 3 car garage has a workbench for the handyman, and the owners have added a water softener/filter. Disappearing stairs lead to storage above with room to stand and flooring

Square Feet: 2285

REALTOR CONTACT: REMAX

Laura Shea 352-461-4142

MLS G4800685



\$194,900 402 Grand Vista Trail

Out of area Seller will consider all reasonable offers. Fabulous 3BR/2BA+Den, Expanded Key Largo former Model Home on premium Golf Course Lot. Well built, reinforced-concrete-block-with-stucco home. Many upgrades. Open floor plan with Great Room and Formal Dining Room. Extra Large Kitchen features walk-in Pantry, Corian-type countertops, breakfast bar plus separate eating area with Bay Window. Master Bedroom's ensuite bathroom has two separate vanities, enclosed shower and corner Jacuzzi-brand soaking-tub. 13' X 21' MBdrm features HUGE walk-in closet. Den currently with flat screen TV and custom 7.1 surround sound system. Inside Laundry with lots of cabinets. Enclosed Lanai with sliding door access from Kitchen, Great Room, MBdrm. Expanded 2-Car Garage (with sliding privacy screens) provides extra room for golf cart and tool storage. Most displayed furnishings will be offered For Sale - Price List in home. Square Fee 2292

REALTOR CONTACT: Flat Fee Realty Group

(386) 693-4613

MLS T2628165



\$189,900 724 Old Oaks Lane

Customized for Florida living, this expanded Bradford model lives large. Arrive home to a perfectly painted drive and walkway. Park your cars and golf cart on the race track floored garage. You're welcomed to paradise through the front lanai featuring Chattahoochee river rock floor and tropical island mural Through the grand entry, your great room awaits. Leave your cares (and the mail) in the front office. The living area has plenty of room for your favorite chair, big screen tv, dining table and more. The open kitchen has stainless steel appliances, solid surface counters, pantry and high eating/serving bar. Off the kitchen, the spacious laundry room has storage closet and cabinetry. Off the great room, a 25 ft. bonus room is a great place for a game table, bar, themed room, craft room, an extra tv or space for the grandkids toys and sleeping bags - you decide what works for you! The owners-suite has a walk-in closet, jacuzzi tub and separate shower. The 2nd bedroom has beautiful corner window making furniture placement a breeze. The guest bath also has a walk-in shower. Your new home has landscape curbing and low maintenance garden beds
Living area: 2097 square feet

REALTOR CONTACT: Remax

Hope Wilson 352-446-6396 or Terry Oleske 917-806-7607

MLS G4812199



\$173,500 32905 TIMBERWOOD DR
JUST BREATHTAKING! says it all about the location of this home in the community. This Pristine Mclean home features 3bdr, 2 baths, a 14x18 Florida rm w-AC/Ht. an oversized 2 car garage,a large kitchen with an extra long breakfast bar, inside utility rm, open floor plan. Newer refrigerator and hot water heater. Gorgeous views of the golf course from many of the rooms through-out and especially while you are relaxing in your screened lanai...there is also an open patio area perfect for your grill. Some furnishings &golf cart available to purchase separately.

Living area: 2071 sq ft

REALTOR CONTACT:

Dale Lamb-Witter 352-551-7615

352-326-8154

MLS G4706646



\$169,500 834 Grand Vista Trl
Castle Bay model home, gorgeous curb appeal w/lush landscaping along with a lovely brick paved driveway and walk way. This home offers 3 bdrs, 2 baths, 2 car garage w/epoxy floors, inside utility rm. Spacious master bedroom with 3 closets, all newer windows &frames through-out. Water purifier for cleaner water that runs through all faucets. Ultraviolet light installed on the AC in 2013 to avoid any possible moisture. Travertine tile floors in the main living areas, upgraded smoke alarms and 22x10 Florida room w/air &heat for year round enjoyment. Seller has a transferable home warranty service.

Sq ft: 2129 heated

REALTOR CONTACT:

DALE LAMB-Witter 352-551-7615

ERA/Tom Grizzard

MLS G4807383



\$168,000 633 GRAND VISTA TRL

This AMAZING Tarpon model home has so many wonderful features such as 3 bdr, 2 baths, 2 car garage with a golf cart garage w/sliding screen. Open floor plan, spacious kitchen that over-looks the great room plus there is a dining room and breakfast nook... plenty of room for entertaining. Large master bdr that leads into the mstr bath with a garden tub, separate shower, dbl sinks and 2 walk-in closets. Enjoy the views of the Meadows golfcourse while sitting out on the huge glassed in lanai.

Sq ft: 1858 heated

REALTOR CONTACT:

DALE LAMB-Witter 352-551-7615

ERA/Tom Grizzard

MLS4699799



\$158,300 718 Grand Vista Trl

Gorgeous modified Maclean model home features 3 bdr a 13x16 Florida rm, 2 baths, 2 car garage, open floor plan, spacious kitchen and plenty of counter space, pull-outs in all lower kitchen cabinets. 3-solar tubes for extra lighting. Master bath has gorgeous dbl marble vanities and a step in shower. newer appliances, AC/HT replaced in 2010, Most windows replaced in 2011, water heater 2010 and so much more...Request an upgrade list. Spectacular views of the golf course from almost every room... especially the Florida room or the enlarged 12x26 screened lanai w/vinyl windows.

Sq ft: 1763 heated

REALTOR CONTACT:

DALE LAMB-Witter 352-551-7615

ERA/Tom Grizzard

MLS G4807730



\$158,200 415 Ranchwood Dr

This Delightful Maclean model home offers 3bdrs, 2 baths, 2-car garage w/privacy screen. A very desirable open floor plan with wonderful features that include: great closet space plus an amazing walk-in closet., Extra long driveway, inside utility room, spacious mstr bath w/shower and dbl sinks, Enjoy the views from your cozy breakfast room and large screened lanai that over-looks a private and serene conservation area...So peaceful! This home has been carefully maintained .Owners have replaced the Air conditioner, hot water heater, washer, dryer, garage door opener all in 2011. Also, replaced flooring in both baths, living rm , kitchen & breakfast rm/ in 2009, new sinks and toilets in both baths.

Sq ft: 1636 heated

REALTOR CONTACT:

DALE LAMB-Witter 352-551-7615

ERA/Tom Grizzard

MLS G4803680



\$156,900 747 Old Oaks Ln

Melbourne model features newer appliances, washer, dryer, dishwasher & oven / range about 3 year's old, newer designer kitchen sink, solar attic fan, and kitchen cabinets with pull out shelving. There are two solar tubes in the living room, tile in both bathrooms with new comfort high toilets, double pane windows throughout only three years old, a newly painted interior, acrylic enclosed Lanai with separate A/C & heat, and the main A/C unit is 15 year & 3 years old. Outside the home there is a painted driveway, screened in 2 car garage and the lawn was redone in the popular heat & drought resistant Zoysia grass. They have a current termite bond with pest control & lawn care contract. The Furnishings and the Golf Cart are available / negotiable, and the home comes with a One Year Home Warranty.

Sq ft: 1864 heated

REALTOR CONTACT:

Bill Gander 352-398-7178

ERA/Tom Grizzard

MLS G4807935



\$149,500 348 Ranchwood Dr

Lovely Maclean model home offers 3bdrs, 2baths, 2-car garage, inside utility rm, open floor plan, large Florida rm w/air/heat. Also, an 18x13 birdcage that overlooks a serene pond and preserve area while offering privacy..

Sq ft: 1756 heated

REALTOR CONTACT:

DALE LAMB-Witter 352-551-7615

ERA/Tom Grizzard

MLS G4805460



\$147,900 32606 Oak Park Dr

This modified /updated Maclean model home originally had 3bdrs, the closet was removed in 3rd bedroom by previous owner to enlarge the room. The seller can rebuild a closet if buyer wishes to convert back to a bedroom. Also buyer can chose the flooring in this rm at" owners cost" .Home has a large 11x16 bonus rm, 2 baths, 2car garage, inside utility rm/ new /laundry tub Enjoy sitting in the large screened lanai/birdcage that over-looks a private bird preserve. Recently painted interior, renovated baths, new verticals through-out, re-tiled kitchen backsplash, re-screened porch cage lid, etc. "ask for the updated list". Roof approx. 6yrs old, heat &air approx. 4yrs old, appliances approx. 3-5 yrs.

Sq ft: 1928 heated

REALTOR CONTACT:

DALE LAMB-Witter 352-551-7615

ERA/Tom Grizzard

MLS G4811171



\$137,500 806 Grand Vista Trl

Popular McLean II model built in 2000, this home features no rear neighbors, new interior paint, added bird cage off enclosed lanai, new efficient A/C in 2010, 2 solar tubes, new dishwasher in 2014, sink and disposal and water softener. All exterior windows are double pane except for breakfast nook. This home is 3/2/2 and has lemon, orange and olive trees. Don't miss out on this spectacular value!

Sq ft: 1656 heated

REALTOR CONTACT:

DALE LAMB-Witter 352-551-7615

ERA/Tom Grizzard

MLS G4810479



\$133,000 417 Glen Arbor Lane

The HOA Includes Exterior Roof, Painting, Mowing, Trimming Shrubs, Cleaning Gutters, Lawn Irrigation and Termite/Pest Spraying. This is a 2BD/2BA COURTYARD ARBOR with a HUGE SCREEN ENCLOSURE. Step into the Home and You Will be Delighted by the EXTRA TALL NATURAL WOOD Kitchen Cabinets, Water Purifier at Sink, Built-in Modern Shelving with Rounded Edges, 2 Separate Vanities, Tiled Shower, Walk-In Closet and Sliders to the Courtyard from the Dining Room and Master Bedroom. The Laundry Room leads to the 2 Car Garage. The Driveway and Walkway are Painted. There is Custom Drapery and the Kitchen, Dining Room and Laundry have Ceramic Tile. The Living Room and Bedrooms are Carpeted.

Living area Sq ft: 1559, Total sq. ft 2023

REALTOR CONTACT:

Foxfire Realty

Barb Chaloupka 352-561-6203

MLS4705885



\$129,900 513 Golfview Ct.

Purchased in 2002 by Original owner. This 2R/2BA villa has the following upgrades: new Dbl. pane windows throughout house. Tilt in for easy cleaning; enclosed Lanai with thermal pane windows & screens & new door & insulated; added insulation blown in to roof; new Front Door; new Storm Door with screen; new toilets; new Kitchen sink; new garbage disposal; new refrigerator; new dishwasher; energy saver shower head Screens on 1 car garage with room for golf cart. There is an exhaust fan on top of roof and new htg. & a/c unit 2013. furniture negotiable. Hse. is wired for Wi/Fi. Taxes approx. 1027.00 p/y

Living area: 1328 sq ft

FOR SALE BY OWNER 773-230-7928



\$128,500 32928 Enchanted Oaks Dr

This expanded Kensington model home offers 2bdr 2baths and a den/office w/French doors, along with a 14x7 Florida room. Master suite offers his & hers walk-in closets, dbl vanities and a walk-in shower. 8x7 utility/laundry rm, large kitchen w/wood cabinets and a cozy breakfast nook that overlooks the private and serene backyard. New carpet in many rooms, 2-solar tubes, water softener. 2-car garage w/sliding screen door, work bench, cabinets and a laundry sink.

Living area: 1699 sq ft

REALTOR CONTACT: **Dale Lamb-Witter**

352-551-7615

352-326-8154

MLS G4804921



**\$127,000 32512 Oak Park Dr
FOR SALE BY OWNER**

2BR/2BA home with lots of curb appeal. Very well maintained home with den that sits on a private lot backing up to the Nature Preserve. Lanai on both front and back of home. Beautiful low maintenance yard. Roof is 3 years old. Driveway professionally stained a year ago. In ground sprinkler system in good working condition. Roll down remote screen door on 1 car garage for ventilation and privacy. New bronze sink with matching faucet. Refinished countertops & cupboards. New carpet and tile throughout home. Vaulted cathedral ceilings, ceiling fans. Some furniture negotiable. Golf card included Many pluses in this well cared for home.

Sq. Ft. 1375

**CONTACT: Joye Wignall
(713) 775-0111**



\$125,000 611 Shadow Run Dr

Custom built home offers 3bdr 2baths and a 2 car garage. The spacious kitchen has plenty of counter space, desk area, pantry closet, many cabinets for storage and an attached breakfast area. Other features include an enclosed 20x11 Florida rm w/air & heat, also enjoy relaxing on the 19x12 screened lanai that has wonderful views of the golf course..

Heated sq ft: 1946

REALTOR CONTACT:

**Dale Lamb-Witter 352-551-7615
352-326-8154**

MLS G4810814



\$118,500 432 Ranchwood Dr

Quaint Blk/Stucco Mackenzie model home offers 2bdr 2baths, 2 car garage. Freshly painted in most rooms. Spacious kitchen plus a cozy breakfast rm. Enjoy sitting in the large glassed in lanai that overlooks a private & peaceful conservation back yard.

Heated sq ft: 1310

REALTOR CONTACT:

**Dale Lamb-Witter 352-551-7615
352-326-8154**

MLS G4807690



\$115,000 728 Glen Oaks Dr

Pennbrooke is where this quaint house is located. 2bd plus a den, 2 baths and a 13x08 bonus rm.split bdr plan.Owner has so done so many updates/upgrades too many to list (list is available). This home has wonderful views of the pond from almost every room. Kitchen has wood cabinets.Inside utility area &storage rm.All furnishings are negotiable to convey with the home. Enjoy relaxing in the glassed in lanai that has fabulous views of the water &conservation...so private. Home is located on a quiet cul-de sac.

Total sq ft: 1622

REALTOR CONTACT:

Dale Lamb-Witter 352-551-7615

352-326-8154

MLS G4690383



\$92,900 538 Shadow Run Dr

This Carmel model home features 2bdr 2baths, 1.5 car garage, inside utility rm, a large L shaped lanai w/acrylic windows. Hot water heater, Air conditioner, Fridge &Garage door opener all under 6yrs old. Roof is approx. 10yrs old, new disposal. All furnishings in the home can convey.Home is priced for a quick sale and to allow buyers to do their own updating. Home is being sold-as -is.

Living area: 1178 square feet

REALTOR CONTACT;

ERA/Tom Grizzard

Dale Lamb-Witter 352-551-7615

MLS G4802486



\$67,500 543 COTTAGE PARK LANE

Adorable Cottage style home is ideal for seasonal or full time.This home offers 2bdr, 1bath,Inside utility rm. all furnishings will convey with the home. The garage is partitioned into a 13x5 storage rm and 15x13 garage area.

Sq ft: 788 heated

Year Built: 2004

REALTOR CONTACT:

DALE LAMB-Witter 352-551-7615

ERA/Tom Grizzard

MLS 4811007



\$59,500 714 COTTAGE PARK LANE

This quaint & cozy cottage home features 1 bdr, 1 bath, 1 car garage w/screen, huge walk-in closet, inside utility rm, large Master bedroom, furnished and ready for you! Pennbrooke has so many amenities for you to enjoy such as: golf, tennis, 2-pools, fitness ctr, shuffleboard, RV & boat storage and so much more.

Sq ft: 648 heated

Year Built: 2004

REALTOR CONTACT:

DALE LAMB-Witter 352-551-7615

ERA/Tom Grizzard

MLS 4706669



\$36,500 630 NE COTTAGE PARK LN

Quaint cottage style mobile home offers 1 bdr, 1.5 baths, Florida room, a screened lanai w/vinyl windows, large utility room w/stacked washer/dryer, furniture and golf cart can convey.

Sq ft: 480 heated

Year Built: 1987

REALTOR CONTACT: ERA/GRIZZARD

AGENT: DALE LAMB-WITTER

352-551-7615

MLS G4807944



\$31,500 631 NE COTTAGE PARK LN

Cozy 14x36 Cottage Style Mobile! 1 Bedrm/1 Bath, utility rm, eat-in-kitchen, carport, private back yard. New Carpet.

Sq ft: 504 heated

Year Built: 1990

REALTOR CONTACT: ERA/GRIZZARD

AGENT: DALE LAMB-WITTER

352-551-7615

MLS G4697473

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