



T2340001 3902 FAIRLEA CR, PLANT CITY

County: Hillsborough Count Zip Code: 33566-9541 Unit #: Status: Active
 Grid: EL13 Sub. Name: WALDEN LAKE UNIT 27 PHASE 1 List Price: \$166,500
 Beds: 4 Baths: 3 SqFt Heated: 2,646 Tampa Area: 256 Low Price:
 Pool: Y - In Ground Year Built: 1989
 Property: One Story Single Family Home MH Width:
 Total Acreage: 1/4 Acre to 1/2 Acre Total Building Sq Ft: ADOM: 4
 Water: N Type/Name: CDOM: 1
 Location: Corner Lot, Cul-De-Sac, In County,Street Paved

Oversized lot (114x146) on corner of cul-de-sac has mature shade trees. 4/3/2 home with pool features cathedral ceiling with skylight. Large covered lanai has sliders to master bedroom, living room, and breakfast nook. Large master bathroom features dual sided fireplace to master bedroom. 4th bedroom adjoins master bedroom and can be an office or nursery. Central vacuum. Large kitchen overlooks oversized family room with fireplace. Bank Owned property priced to sell quickly. Make an appointment today, will not last long!

Land, Site and Tax Information

SE/TP/RG: 01-29-21 Subdivision #: 56Z Section #: Block/Parcel: 000003 Front Exposure: North
 Tax ID: P 01 29 21 56Z 000003 000040 Alt.Key/Folio#: Additional Parcel: N Mill Rate: 18.757999 Lot #: 00004
 Taxes: \$5,539.00 Tax Year: 2007 Homestead: N Other Exemptions: N CDD: N Annual CDD Fee:
 Legal Description: WALDEN LAKE UNIT 27 PHASE 1 LOT 4 BLOCK 3
 Ownership: Fee Simple Complex/Community Name: OR Book/Page: 0066/0037
 MH Make: Zoning:C-U Future Land Use: Zoning Comp.: Y Min Lease: Lease # Per Year:
 Lot Dimensions: 114X146 Lot Size(Acres): Lot Size(SqFt): Max Pet Weight:
 Waterfront Name: WaterFront Type: Water View:
 Waterfront Extras: Water Frontage:

Interior Information

Living Room: 25X21 Master Br.: 20X22 5th Bedroom: Great Room: SqFt Source: Public records
 Family Room: 2nd Bedroom: Studio: Air Conditioning: Central
 Kitchen: 12X14 3rd Bedroom: Dinette: Heat & Fuel: Central
 Dining Room: 4th Bedroom: Bonus Room: Floor Covering: Ceramic Tile, Carpet
 Fireplace: Y - Living Room Master Bedroom Balcony/Porch Security System:
 Utilities Data: Fire Hydrant
 Interior Layout: Formal Dining Room Separate, Formal Living Room Separate, Split Bedroom, Volume Ceilings
 Interior Features: Central Vacuum, Skylights
 Master Bath:
 Appliances Incl: Hot Water Electric, Range, Refrigerator
 Kitchen: Closet Pantry Additional Rooms: Family Room

Exterior Information

Ext. Construction: Block Style: Ranch Pool: In Ground
 Exterior Features: Mature Landscaping, Patio/Porch Covered, Patio/Porch Screened, Trees/Landscaped
 Garage/Carport: 2 Car Garage, Oversized Roof: Shingle

Community Information

Community Features: HOA Required

Maintenance Includes:

Housing for Older Persons:

HOA Fee Required: Y HOA Fee: \$385.00 HOA Payment Schedule: Annual Mo. Maint. \$(addition to HOA): \$0.00
 Elementary School: Walden Lake-HB Middle School: Tomlin-HB High School: Plant City-HB

Realtor Info

List Agent: JOHN NICHOLS Agent ID: 261518629 Agent Direct: 813-495-0891
 Sales Team: E-mail: JohnNichols@Verizon.net Agent 2 Phone:
 Office: PREFERRED PROPERTIES, GMAC Office ID: 707100 Agent Fax: 813-948-6670
 List Date: 10/27/2008 Original Price: \$166,500 LP/SqFt: \$62.93 Agent Pager/Cell:
 Contract: Previous Price: SP/SqFt: Office Phone: 813-948-0354 (0)
 Exp. Clsg Date: Price Change: LP/SP Ratio: Office Fax: 813-948-6670
 Sold Date: Sold Price: Owner: Owner Phone:
 Off-Market: Days to Contract: Listing Type: Exclusive Right to Sell Spec Listing Type : Not Applicable
 Withdrawn: Days to Closed: Expiration Date: 01/20/09 Call Center #:
 Sold by: Office:
 Management Comp Info: Financing Avail: Cash, Conventional
 Buyer Agent: 3% -\$295 Non-Rep: 0% Trans Broker: 3% -\$295 Terms: Seller Credit:
 Realtor Info: Bank-owned, Required Association, Vacant

Showing Instructions: Call Before Showing, Lock Box - Combination

Driving Directions: State Road 60 East of Brandon to Turkey Creek Road North (left) to Griffin Blvd., right to Barrett Avenue, Left to Fairlea Circle

Realtor Only Remarks: Bank Owned - As Is Addendum required