



Rhonda Sutton
Sales Associate
rhonda.sutton@claudiasmh.com
806-290-8900

9805 SUCIA CIRCLE
Veranda Springs
9810 US HWY 301 N, Parrish, Florida 34219
Price: \$49,900

LOW, LOW MONTHLY FEES and PRICE REDUCED!!! Nestled in the heart of convenience and country, this 1,452 square foot 2 bedroom 2 bath is ready and waiting for you to enjoy Florida with all of the benefits close by! In the booming area of Parrish, next to Ellenton with a multitude of shopping and restaurants available, you need only move your personal items in and get ready to take life easy. The spacious living room allows for plenty of seating, the kitchen boasts of a breakfast nook as well as a formal dining area. The hallway is extra wide to allow for easy movement. A dedicated office space with skylight gives you privacy. The guest bedroom is large enough for king, queen or twin beds and has a full bathroom just across the hall. The 12'8" x 19'4" Master bedroom opens up into a full bathroom which includes a large enclosed shower as well as a separate "garden" tub. The lanai has sliding windows allowing the soothing Florida breeze to flow through easily. The monstrous storage/utility room has the potential to house not only the washer and dryer but has enough space for a game room! Central cooling and heating, vaulted ceilings and immaculate landscape completes this cozy home. The roof is approximately only 10 years old. Veranda Springs 55+ community boasts of a heated pool and spa, a lake which is visible from the back yard of this residence, a clubhouse, craft room, billiard room, exercise room, library, shuffleboard, tennis court and so much more!

PROPERTY FEATURES

Available from:	20-06-2017	Porch 1 Size:	12x15	Dishwasher:	Yes
Sign location:	Window	Porch 1 Raised :	No	Disposal:	Yes
Title location:	Owner	Porch 1 Screened:	Yes	Washer:	Yes
Owner financing:	No	Porch 1 Vinyl sliders:	Yes	Dryer:	Yes
Park Monthly Fee:	\$435	Porch 1 Enclosed:	Yes	Washer & Dryer Loc.:	Shed
Monthly Fee Includes:	Trash ,Mowing	Roof:	Shingle	Hook-up Loc.:	Shed
Share available:	No	Siding:	Vinyl	Electric:	Circuit Breaker
Sublease:	No	Skirting:	Brick	Electric Meter Loc.:	rear
Waterfront:	No	Sheds:	1	Electric Service Loc.:	rear
Gulf access:	No	Shed 1 Size:	12x26	Heating:	Central
Dock:	No	Pool:	Yes	Cooling:	Central
Year built:	1990	Pool Heated:	Yes	Thermostat Loc.:	hall
Make:	MERI	Pets allowed:	Yes	Water:	Municipal
House length (ft):	52	Pet section:	Yes	Water Turn-On Loc.:	front
House width (ft):	27	Pet Weight Limit (lbs):	25	Water Heater:	Electric
Add-on:	Yes	Furnished:	No	Water Heater Loc.:	utility/shed
Carport:	1 car	Fridge Type:	Frost Free	Termite Contract:	No
Serials:	2	Stove:	Electric	Pest Control Contract:	Yes
Porches:	1	Microwave:	Yes		

INVENTORY LIST

washer, dryer

