



**Sue Meyer**  
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## 2202 TRANQUILITY LANE

Country Lakes II  
6201 US HWY 41N, Palmetto, Florida 34221  
**Price: \$133,900**

CO OP SHARE HOME ON GORGEOUS CORNER LOT ! This immaculate 1989 Fleetwod home is 1450+ square ft of great living space. Beside the indoor square footage you will also have the very large 12 x 20' enclosed lanai a well as the cozy patio at your front door. The hard-to-find double carport accomodates 2 autos plus 2 more spaces in the driveway for guests. Washer & dryer are located in the 9x13' shed along with the hot water heater, but the interior hall is also plumbed & wired if you would wish to have your laundry facilities inside. The large kitchen has an island Jenn-Air cook top and opens to both the formal dining area & the family room for that open concept feeling not usually found in manufactured homes. Cathedral ceilings add to that openness. The master suite is large with double sliding door closets and a bathroom that has a garden tub as well as a shower. This co op share home is a must see! Monthly lot fee is only \$245 per month which covers your lawn service and the maintenance of all the community common areas - heated pool, hot tub, tennis courts, shuffle board and active clubhouse. Ammenities abound in this highly rated community. Come Visit Soon! Call Sue Meyer for a showing (941)518-1160

### PROPERTY FEATURES

Available from:	00-00-0000	Porches:	1	Washer:	Yes
Sign location:	Window	Porch 1 Size:	12x20	Dryer:	Yes
Title location:	Owner	Porch 1 Raised :	Yes	Washer & Dryer Loc.:	Shed
Owner financing:	No	Porch 1 Screened:	Yes	Hook-up Loc.:	House
Park Monthly Fee:	\$245	Porch 1 Vinyl sliders:	Yes	Electric:	Circuit Breaker
Monthly Fee Includes:	Mowing	Pool:	Yes	Electric Service Loc.:	guest
Share available:	Yes	Pool Heated:	Yes	Heating:	Central
Sublease:	Yes	Pets allowed:	Yes	Cooling:	Central
Waterfront:	No	Pet section:	Yes	Thermostat Loc.:	hall
Gulf access:	No	Pet Weight Limit (lbs):	2	Water:	Municipal
Dock:	No	Furnished:	Yes	Water Turn-On Loc.:	carport
Year built:	1989	Fridge Type:	Frost Free	Water Heater:	Electric
Make:	flee	Stove:	Electric	Water Heater Loc.:	shed
House length (ft):	56	Microwave:	Yes	Termite Contract:	No
House width (ft):	26	Dishwasher:	Yes	Pest Control Contract:	Yes
Carport:	4 car	Disposal:	Yes		

Miscellanious Items: Blinds, Drapes, Towels, Linens, Glassware, Utensils, Pans

### INVENTORY LIST

INFORMATION HEREIN IS BELIEVED TO BE ACCURATE, BUT IS NOT WARRANTED

