



Tel.: 941-746-8161 Fax: 941-746-8167
office@claudiasmh.com | www.claudiasmh.com



Sue Meyer
Real Estate Sales Associate
sue.meyer@claudiasmh.com
941-518-1160

2056 TRANQUILITY LANE

Country Lakes II
6201 US HWY 41N, Palmetto, Florida 34221
Price: \$112,000

COUNTRY LAKES II CO-OP SHARE!! This lovely 2 bedroom/2 bath home on a perimeter lot offers the low monthly maintenance fee of \$245 per month. The home is located in a highly rated pet friendly community with the over 55 lifestyle you yearn to experience. Friendly neighbors & many activities to fill your sunny days. This property is being sold fully furnished so you & your pet can move right in. The living area & well appointed kitchen have laminate flooring, while the large bedrooms are carpeted and offer walk in closets. Both baths have tub/showers. Cathedral ceilings add to the open feeling of the home. The adjacent lanai (approx 15X18) has sliding vinyl windows. The roof on the home is only 2 years old. Call Sue Meyer (941)518-1160 today for an appointment to view this home with a co-op share.

PROPERTY FEATURES

| | | | | | |
|--|------------|-------------------------|----------------|------------------------|-----------------|
| Available from: | 00-00-0000 | Porches: | 1 | Dishwasher: | Yes |
| Sign location: | Window | Porch 1 Raised : | Yes | Disposal: | No |
| Title location: | Bank | Porch 1 Screened: | Yes | Washer: | Yes |
| Owner financing: | No | Porch 1 Vinyl sliders: | Yes | Dryer: | Yes |
| Park Monthly Fee: | \$245 | Roof: | Shingle | Washer & Dryer Loc.: | Shed |
| Monthly Fee Includes: | Mowing | Siding: | Aluminum-Metal | Hook-up Loc.: | Shed |
| Share available: | Yes | Skirting: | Brick | Electric: | Circuit Breaker |
| Share cost: | 56000 | Sheds: | 1 | Electric Meter Loc.: | side of home |
| Sublease: | Yes | Pool: | Yes | Electric Service Loc.: | master closet |
| Waterfront: | No | Pool Heated: | Yes | Heating: | Central |
| Gulf access: | No | Pets allowed: | Yes | Cooling: | A/C |
| Dock: | No | Pet section: | Yes | Thermostat Loc.: | hall |
| Year built: | 1984 | Pet Weight Limit (lbs): | 40 | Water: | Municipal |
| Make: | Flee | Furnished: | Yes | Water Turn-On Loc.: | carport |
| House length (ft): | 44 | Fridge Type: | Frost Free | Water Heater: | Electric |
| House width (ft): | 24 | Stove: | Electric | Termite Contract: | Yes |
| Carport: | 2 car | Microwave: | Yes | Pest Control Contract: | Yes |
| Miscellaneous Items: Pots, Utensils, Dishes, Pans, Blinds, Drapes, Towels, Linens, Glassware | | | | | |

INVENTORY LIST

Liv:sofa;love seat;2 recliners;3 tables; 3 lamps;TV stand Dining table & 4 chairs Guest room: 2 twin beds; 2 nite stands; 2 lamps
Master: Queen bed; 2 dressers; TV & stand; desk; nite stand; 2 lamps

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

