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## LOT 2022

Winter Quarters Manatee  
800 Kay Rd, Bradenton, Florida 34212  
**Price: \$36,900**

LOCATION LOCATION LOCATION... MUST SEE... Beautiful 2014 Cavco Grand Cabana 2 bedroom 1 bath 14x38 single wide located in beautiful Winter Quarters Manatee RV Resort an all age park. This home would make a lovely year Round living, or a great way to escape the cold Northern Winters or a great rental investment. This cozy single wide home features a beautiful galley kitchen with top of the line cabinetry with amazing storage. Newer stackable washer and dryer located in the large tiled bathroom. New wood laminate flooring throughout the home and beautiful cathedral ceilings in the living room. Home is being sold furnished, all you need is your clothes and toothbrush too start enjoying the beautiful Florida lifestyle and the amazing amenities of the park, which includes two pools, a gym, a beautiful clubhouse and the many fun activities within the park. Home is located close too hospitals, shopping, airports and the beautiful white sandy beaches of the gulf shores.

### PROPERTY FEATURES

|  |                             |                        |            |                        |                 |
|--|-----------------------------|------------------------|------------|------------------------|-----------------|
| Available from:  | 03-06-2020                  | Porch 1 Size:          | 8x8        | Stove:                 | Electric        |
| Sign location:   | Window                      | Porch 1 Raised :       | Yes        | Microwave:             | Yes             |
| Title location:  | Owner                       | Porch 1 Screened:      | No         | Dishwasher:            | Yes             |
| Owner financing:   | No                          | Porch 2 Size:          | 8x8        | Disposal:              | No              |
| Park Monthly Fee:  | \$548                       | Porch 2 raised:        | No         | Washer:                | Yes             |
| Monthly Fee Includes:  | Water ,Trash ,Sewer ,Mowing | Porch 2 Screened:      | No         | Dryer:                 | Yes             |
| Share available:   | No                          | Porch 2 Vinyl sliders: | No         | Washer & Dryer Loc.:   | House           |
| Sublease:  | No                          | Porch 2 Enclosed:      | No         | Hook-up Loc.:          | House           |
| Waterfront:  | No                          | Roof:                  | Shingle    | Electric:              | Circuit Breaker |
| Gulf access:   | No                          | Siding:                | Vinyl      | Electric Meter Loc.:   | Back of house   |
| Dock:  | No                          | Skirting:              | Vinyl      | Electric Service Loc.: | Hallway         |
| Year built:  | 2014                        | Sheds:                 | 1          | Heating:               | Central         |
| Make:  | Cavc                        | Shed 1 Size:           | 6x10       | Cooling:               | Central         |
| House length (ft):   | 14                          | Pool:                  | Yes        | Thermostat Loc.:       | Living room     |
| House width (ft):  | 38                          | Pool Heated:           | Yes        | Water:                 | Municipal       |
| Add-on:  | No                          | Pets allowed:          | Yes        | Water Turn-On Loc.:    | Side            |
| Carport:   | 1 car                       | Pet section:           | No         | Water Heater:          | Electric        |
| Serials:   | 1                           | Furnished:             | Yes        | Termite Contract:      | No              |
| Serial #1:   | 123822413                   | Fridge Type:           | Frost Free | Pest Control Contract: | No              |
| Porches:   | 2                           |                        |            |                        |                 |
| Miscellaneous Items: Pots, Drapes, Towels, Linens, Glassware, Utensils, Dishes, Pans, Blinds |                             |                        |            |                        |                 |

### INVENTORY LIST

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

