

# 13395 65TH COURT CITRA FL 32113

<https://candiscarmichael.com>



\$93,900



Opportunity awaits in peaceful Citra, FL in beautiful Marion County! Situated on over an acre of land, this property offers the perfect setting for those craving space, privacy, and the freedom of country living. The mobile home has already had the exterior walls installed, providing a solid start to your vision, while the interior remains [...]

- 3 beds
- 2 baths
- Residential
- Manufactured Home
- Active
- 1664 sq ft



## Courtesy of

**Listing Office:** LPT REALTY, LLC

**Status:** Active

**Office ID:** MFR261016803

**MLS ID:** MFROM718873



### Call us now

Phone: 727-888-3292

Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE

---

## Description

**Virtual Tour:** <https://www.propertypanorama.com/instaview/stellar/OM718873>

---

## Basics

**Bathrooms Full:** 2

**Category:** Manufactured Home

**Bedrooms:** 3 beds

**Half baths:** 0 half baths

**Lot size, sq ft:** 43996 sq ft

**SubdivisionName:** BLACK SINK PRAIRIE CAMPSITE

**ListAOR:** mfrmls

**Date added:** Added 4 hours ago

**Type:** Residential

**Bathrooms:** 2 baths

**Area, sq ft:** 1664 sq ft

**Year built:** 1995

**ListOfficeName:** LPT REALTY, LLC

---

## Location Details

**Township:** 13

**Road Surface Type:** Dirt

**Elementary School:** Sparr Elementary School **Middle Or Junior School:** Ft McCoy Middle

**High School:** North Marion High School

---

## Property Features

**Interior Features:** Ninguno

**Appliances:** None

**Flooring:** Other

**Laundry Features:** None

**Parking Features:** Open, Other

**Exterior Features:** Private Mailbox

**Roof:** Shingle

**Utilities:** Electricity Available, Sewer Available, Water Available

**Water Source:** Well

**Sewer:** Septic Tank

**Cooling:** Central Air

**Heating:** Heat Pump

**Furnished:** Unfurnished



**Call us now**

Phone: 727-888-3292

Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE

---

## Property Details

**Subdivision Name:** BLACK SINK PRAIRIE CAMPSITE

**Levels:** One

**Foundation Details:** Pillar/Post/Pier

**Listing Terms:** Cash

**Parcel Number:** 09686-015-13

**Direction Faces:** East

**Construction Materials:** Other, Frame

**Property Condition:** Fixer

---

## Fees&Taxes

**Tax Year:** 2025

**Tax Annual Amount:** \$846

**Tax Legal Description:** SEC 19 TWP 13 RGE 23 PLAT BOOK UNR PAGE 187 BLACK SINK CAMPSITES BLK O LOTS 13.14.15.16.17.48.49.50.51.52 BEING THE N 1/2 OF THE FOLLOWING DESCRIPTION: THE S 400 FT OF THE N 880 FT OF THE E 220 FT OF THE W 550 FT OF GOV LOTS 18 & 19 SUB TO ESMTS ALON G THE E 20 FT & THE W 20 FT HEREOF

**Tax Lot:** 13

---

## Rooms

Room type	Level
Living Room	First
Kitchen	First
Primary Bedroom	First

---

## Amenities & Features



**Call us now**

Phone: 727-888-3292

Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE

**Waterfront available:** No

**GarageYN:** No

**AttachedGarageYN:** No

**FireplaceYN:** No

**PoolPrivateYN:** No

**Cooling:** Central Air

**ExteriorFeatures:** Private Mailbox **Utilities:** Electricity Available, Sewer Available, Water Available

**Features:** Ninguno

**Amenities:** None

---

## Building Details

**NewConstructionYN:** No

**Heating:** Heat Pump

**Exterior material:** Frame, Other

**Roof:** Shingle

**Parking:** Open, Other

---

## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:** Vacant

**Showing Requirements:** See Remarks, ShowingTime



**Call us now**

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE