

1609 MAGNOLIA AVENUE THE VILLAGES FL 32159

<https://candiscarmichael.com>



WALK to ORANGE BLOSSOM HILLS COUNTRY CLUB in The Villages, Florida. ON THE GOLF COURSE. Located on hole number 10 of Orange Blossom Hills Championship course, you are situated in a perfect location..AND WHAT A SPECTACULAR VIEW! Don't miss out on this 2/2 manufactured home on the Historic side of The Villages...being sold PARTIALLY furnished, [...]

- 2 beds
- 2 baths
- Residential
- Manufactured Home
- Active
- 1342 sq ft



Courtesy of

Listing Office: LPT REALTY, LLC

Status: Active

Office ID: MFR261016803

MLS ID: MFRG5111298



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



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THE STANDARD OF EXCELLENCE

Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/G5111298>

Basics

Bathrooms Full: 2

Category: Manufactured Home

Bedrooms: 2 beds

Half baths: 0 half baths

Area, sq ft: 1342 sq ft

Year built: 1987

SubdivisionName: THE VILLAGES

GarageSpaces: 2

Date added: Added 2 hours ago

Type: Residential

Bathrooms: 2 baths

Floors: 1 floor

Lot size, sq ft: 5400 sq ft

View: Golf Course

ListOfficeName: LPT REALTY, LLC

ListAOR: mfrmls

Location Details

Township: 18S

Road Surface Type: Asphalt

Property Features



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Interior Features: Built-in Features, Ceiling Fans(s), Eat-in Kitchen, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Thermostat, Wet Bar

Flooring: Laminate, Tile

Patio And Porch Features: Covered, Side Porch

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Rain Gutters

Utilities: Cable Available, Electricity Connected, Sewer Connected, Water Connected

Water Source: Public

Cooling: Central Air

Furnished: Partially

Appliances: Cooktop, Dishwasher, Dryer, Microwave, Refrigerator, Washer

Laundry Features: In Garage

Parking Features: Converted Garage, Covered, Driveway, Garage Door Opener, Golf Cart Parking

Attached Garage YN: Yes

Pets Allowed: No

Roof: Shingle

View: Golf Course

Sewer: Public Sewer

Heating: Electric

Lot Features: On Golf Course

Property Details

Subdivision Name: THE VILLAGES

Levels: One

Foundation Details: Crawlspace

Listing Terms: Cash, Conventional, FHA, VA Loan

Parcel Number: 06-18-24-0390-000-16140

Direction Faces: North

Construction Materials: Other

Association Information

Association YN: Yes

Association Fee Frequency: Monthly

Association Amenities: Basketball Court, Clubhouse, Fence Restrictions, Fitness Center, Golf Course, Park, Pickleball Court(s), Pool, Racquetball, Recreation Facilities, Shuffleboard Court, Tennis Court(s), Trail(s)

Association Fee: 204

Association Fee Includes: Pool, Recreational Facilities

Community Features: Clubhouse, Community Mailbox, Deed Restrictions, Dog Park, Fitness Center, Gated Community - Guard, Gated Community - No Guard, Golf Carts OK, Golf, Irrigation-Reclaimed Water, Park, Playground, Pool, Racquetball, Restaurant, Sidewalks, Special Community Restrictions, Tennis Court(s)



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Fees&Taxes

Tax Year: 2025

Tax Annual Amount: \$3,555

Tax Other Annual Assessment Amount: 2448

Tax Legal Description: LADY LAKE ORANGE BLOSSOM GARDENS UNIT 8 LOT 1614 PB 28 PGS 20-24 ORB 6102 PG 515

Tax Lot: 1614

Rooms

Room type	Dimensions	Level	Length	Width
Primary Bedroom	10x12	First	12	10
Dining Room	11x13	First	13	11
Living Room	13x15	First	15	13
Kitchen	8x9	First	9	8

Amenities & Features



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Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

CommunityFeatures: Clubhouse, Community Mailbox, Deed Restrictions, Dog Park, Fitness Center, Gated Community - Guard, Gated Community - No Guard, Golf Carts OK, Golf, Irrigation-Reclaimed Water, Park, Playground, Pool, Racquetball, Restaurant, Sidewalks, Special Community Restrictions, Tennis Court(s)

Utilities: Cable Available, Electricity Connected, Sewer Connected, Water Connected

Amenities: Cooktop, Dishwasher, Dryer, Microwave, Refrigerator, Washer

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

ExteriorFeatures: Rain Gutters

Features: Built-in Features, Ceiling Fans(s), Eat-in Kitchen, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Thermostat, Wet Bar

Building Details

NewConstructionYN: No

Exterior material: Other

Parking: Converted Garage, Covered, Driveway, Garage Door Opener, Golf Cart Parking

Heating: Electric

Roof: Shingle

Miscellaneous

Ownership: Fee Simple

Other Equipment: Irrigation Equipment

Occupant Type: Vacant

Showing Requirements: Listing Agent Must Accompany, Lockbox, ShowingTime



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