

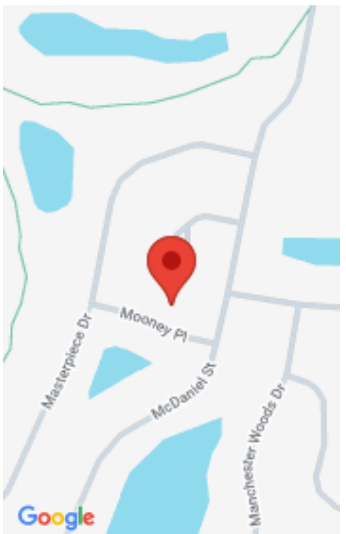
# 2309 MOONEY PLACE SUN CITY CENTER FL 33573

<https://candiscarmichael.com>



Discover MAINTENANCE FREE Modern Comfort in Kings Point \*\*\*HOME WARRANTY OFFERED\*\*\* Step into the epitome of refined living with this newly renovated beautifully updated 1,489 sq ft 2-bedroom, 2-bath condo with all NEW APPLIANCES, NEW ROOF 2023, regularly maintained 2018 AC, NEW hot water heater Sept 2024, complete with an office/den, nestled in the prestigious, [...]

- 2 beds
- 2 baths
- Residential
- Condominium
- Active
- 1489 sq ft



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



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## Courtesy of

**Listing Office:** LPT REALTY, LLC

**Status:** Active

**Office ID:** MFR261016803

**MLS ID:** MFRT3550619

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## Description

**Virtual Tour:** <https://media.jeffreypierceddr.com/sites/beeokvo/unbranded>

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## Basics

**Bathrooms Full:** 2

**Category:** Condominium

**Bedrooms:** 2 beds

**Half baths:** 0 half baths

**Area, sq ft:** 1489 sq ft

**Year built:** 1991

**SubdivisionName:** MANCHESTER 1 CONDO PH

**GarageSpaces:** 2

**Date added:** Added 24 hours ago

**Type:** Residential

**Bathrooms:** 2 baths

**Floors:** 1 floor

**Lot size, sq ft:** 2400 sq ft

**View:** Garden, Park/Greenbelt, Trees/Woods

**ListOfficeName:** LPT REALTY, LLC

**ListAOR:** mfrmls

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## Location Details

**Township:** 32

**Road Responsibility:** Private Maintained Road

**Road Surface Type:** Asphalt

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## Property Features



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**Interior Features:** Accessibility Features, Ceiling Fans(s), Eat-in Kitchen, High Ceilings, L Dining, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Vaulted Ceiling(s), Walk-In Closet(s)

**Flooring:** Carpet, Ceramic Tile, Luxury Vinyl

**Patio And Porch Features:** Covered, Enclosed, Front Porch, Patio, Porch, Screened

**Garage YN:** Yes

**Garage Spaces:** 2

**Exterior Features:** Irrigation System, Private Mailbox, Rain Gutters, Tennis Court(s)

**Security Features:** Gated Community, Smoke Detector(s)

**Architectural Style:** Florida

**Vegetation:** Mature Landscaping, Oak Trees, Trees/Landscaped

**Water Source:** Public

**Cooling:** Central Air, Humidity Control

**Furnished:** Unfurnished

**Accessibility Features:** Accessible Full Bath

**Appliances:** Built-In Oven, Dishwasher, Disposal, Dryer, Electric Water Heater, Exhaust Fan, Freezer, Ice Maker, Microwave, Range, Range Hood, Refrigerator, Washer, Wine Refrigerator

**Laundry Features:** Inside, Laundry Closet

**Parking Features:** Driveway, Garage Door Opener, Ground Level

**Attached Garage YN:** Yes

**Pets Allowed:** No

**Roof:** Shingle

**Window Features:** Blinds, Shades

**Utilities:** Cable Available, Cable Connected, Electricity Available, Electricity Connected, Phone Available, Public, Sewer Available, Sewer Connected, Street Lights, Underground Utilities, Water Available, Water Connected

**View:** Garden, Park/Greenbelt, Trees/Woods

**Sewer:** Public Sewer

**Heating:** Central, Electric

**Lot Features:** Landscaped, Near Golf Course, Near Public Transit, Private, Paved

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## Property Details

**Subdivision Name:** MANCHESTER 1 CONDO PH

**Levels:** One

**Foundation Details:** Slab

**Listing Terms:** Cash, Conventional, FHA, VA Loan

**Parcel Number:** U-14-32-19-1ZS-000000-00179.0

**Direction Faces:** Southwest

**Construction Materials:** Block, Concrete, Stucco

**Property Condition:** Completed



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## Association Information

**Association YN:** Yes

**Association Fee:** 800

**Association Fee Frequency:**  
Monthly

**Association Fee Includes:** Guard - 24 Hour, Pool, Maintenance Structure, Maintenance Grounds, Maintenance, Management, Private Road, Recreational Facilities, Security

**Association Amenities:**  
Clubhouse, Fitness Center, Gated, Golf Course, Maintenance, Pickleball Court(s), Pool, Security, Tennis Court(s)

**Community Features:** Association Recreation - Owned, Buyer Approval Required, Clubhouse, Community Mailbox, Deed Restrictions, Fitness Center, Gated Community - Guard, Golf Carts OK, Golf, Pool, Racquetball, Restaurant, Tennis Courts

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## Fees&Taxes

**Tax Year:** 2023

**Tax Annual Amount:** \$2,014

**Tax Legal Description:** MANCHESTER 1 CONDOMINIUM PHASE D UNIT 179

**Tax Lot:** 00179

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## Rooms



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Room type	Dimensions	Level	Length	Width
Living Room	15x14.7	First	14.7	15
Dining Room	7x17.4	First	17.4	7
Kitchen	9.8x16.4	First	16.4	9.8
Office	10.9x9.4	First	9.4	10.9
Primary Bedroom	15x13	First	13	15
Primary Bathroom	10.1x9	First	9	10.1
Bedroom 1	12.8x10.9	First	10.9	12.8
Bathroom 1	8x7.3	First	7.3	8
Breezeway		First		
Balcony/Porch/Lanai		First		

## Amenities & Features



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**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**Security Features:** Gated Community, Smoke Detector(s)

**WindowFeatures:** Blinds, Shades

**Utilities:** Cable Available, Cable Connected, Electricity Available, Electricity Connected, Phone Available, Public, Sewer Available, Sewer Connected, Street Lights, Underground Utilities, Water Available, Water Connected

**Amenities:** Built-In Oven, Dishwasher, Disposal, Dryer, Electric Water Heater, Exhaust Fan, Freezer, Ice Maker, Microwave, Range, Range Hood, Refrigerator, Washer, Wine Refrigerator

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air, Humidity Control

**CommunityFeatures:** Association Recreation - Owned, Buyer Approval Required, Clubhouse, Community Mailbox, Deed Restrictions, Fitness Center, Gated Community - Guard, Golf Carts OK, Golf, Pool, Racquetball, Restaurant, Tennis Courts

**ExteriorFeatures:** Irrigation System, Private Mailbox, Rain Gutters, Tennis Court(s)

**Features:** Accessibility Features, Ceiling Fans(s), Eat-in Kitchen, High Ceilings, L Dining, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Vaulted Ceiling(s), Walk-In Closet(s)

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## Building Details

**ArchitecturalStyle:** Florida **NewConstructionYN:** No

**Heating:** Central, Electric **Exterior material:** Block, Concrete, Stucco

**Roof:** Shingle **Parking:** Driveway, Garage Door Opener, Ground Level

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## Miscellaneous

**Ownership:** Condominium **Home Warranty YN:** Yes

**Disclosures:** Seller Property Disclosure **Occupant Type:** Vacant

**Other Structures:** Other, Tennis Court(s), Workshop **Showing Requirements:** Appointment Only, Call Listing Agent, Listing Agent Must Accompany, See Remarks, ShowingTime



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