

# 25034 BETTON HILL LEESBURG FL 34748

<https://candiscarmichael.com>



Attention investors! Discover the potential in this well-located home nestled within a sought-after 55+ community offering resort-style amenities and a peaceful, well-maintained environment. This property is perfect for an investor or savvy buyer looking to add value with light updates. Roof replaced in 2025. This property is ready for the finishing touches to make it [...]

- 2 beds
- 2 baths
- Residential
- Manufactured Home
- Active
- 1456 sq ft



## Courtesy of

**Listing Office:** EXP REALTY LLC

**Status:** Active

**Office ID:** MFR261010944

**MLS ID:** MFRG5111195



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Phone: 727-888-3292

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



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## Description

**Virtual Tour:** <https://www.propertypanorama.com/instaview/stellar/G5111195>

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## Basics

**Bathrooms Full:** 2

**Category:** Manufactured Home

**Bedrooms:** 2 beds

**Half baths:** 0 half baths

**Lot size, sq ft:** 6240 sq ft

**SubdivisionName:** PLANTATION AT LEESBURG

**ListAOR:** mfrmls

**Date added:** Added 2 hours ago

**Type:** Residential

**Bathrooms:** 2 baths

**Area, sq ft:** 1456 sq ft

**Year built:** 1988

**ListOfficeName:** EXP REALTY LLC

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## Location Details

**Township:** 20

**Road Surface Type:** Asphalt

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## Property Features

**Interior Features:** Ceiling Fans(s)

**Flooring:** Other

**Carport YN:** Yes

**Pets Allowed:** Yes

**Roof:** Shingle

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Unfurnished

**Appliances:** Refrigerator

**Laundry Features:** Laundry Room

**Carport Spaces:** 2

**Exterior Features:** Storage

**Utilities:** Electricity Connected

**Sewer:** Public Sewer

**Heating:** Central, Heat Pump



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## Property Details

**Subdivision Name:** PLANTATION AT LEESBURG

**Parcel Number:** 25-20-24-0200-000-21200

**Levels:** One

**Direction Faces:** West

**Foundation Details:** Slab

**Construction Materials:** Vinyl Siding

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## Association Information

**Association YN:** Yes

**Association Fee:** 165

**Association Fee Frequency:** Monthly

**Association Fee Includes:** Guard - 24 Hour, Pool, Escrow Reserves Fund, Maintenance Grounds, Private Road, Recreational Facilities

**Association Amenities:** Clubhouse, Fitness Center, Gated, Golf Course, Pool, Recreation Facilities, Security

**Community Features:** Clubhouse, Deed Restrictions, Fitness Center, Gated Community - Guard, Golf Carts OK

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## Fees&Taxes

**Tax Year:** 2025

**Tax Annual Amount:**  
\$2,564

**Tax Legal Description:** THE PLANTATION AT LEESBURG LOT 212 PB 28 PGS 35-37 ORB 5922 PG 675

**Tax Lot:** 212

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## Rooms



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Room type	Dimensions	Level	Length	Width
Primary Bedroom	12x11	First	11	12
Kitchen	12x11	First	11	12
Bedroom 2	12x11	First	11	12
Living Room	12x11	First	11	12

## Amenities & Features

**Waterfront available:** No

**AttachedGarageYN:** No

**PoolPrivateYN:** No

**CommunityFeatures:** Clubhouse, Deed Restrictions, Fitness Center, Gated Community - Guard, Golf Carts OK

**Utilities:** Electricity Connected

**Amenities:** Refrigerator

**GarageYN:** No

**FireplaceYN:** No

**Cooling:** Central Air

**ExteriorFeatures:** Storage

**Features:** Ceiling Fans(s)

## Building Details

**NewConstructionYN:** No

**Exterior material:** Vinyl Siding

**Heating:** Central, Heat Pump

**Roof:** Shingle

## Miscellaneous

**Ownership:** Fee Simple

**Showing Requirements:** ShowingTime

**Occupant Type:** Vacant



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