

# 2531 DAWN HEIGHTS DRIVE LAKELAND FL 33801

<https://candiscarmichael.com>



Discover this immaculate 2022 manufactured home, perfectly located near Polk Parkway and Bartow Road in Lakeland. Featuring 3 bedrooms and 2 bathrooms, this spacious residence sits on a fully fenced 1.08-acre lot, offering both privacy and endless possibilities. Whether you own trucks, trailers, or large vehicles, this property is a rare find with no HOA [...]

- 3 beds
- 2 baths
- Residential
- Manufactured Home
- Active
- 1568 sq ft



## Courtesy of

**Listing Office:** LPT REALTY, LLC

**Status:** Active

**Office ID:** MFR261016803

**MLS ID:** MFRS5131219



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Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE

# Description

## Virtual Tour:

<https://smartreal.com/interactive-3d-home-tour/1eb044c7-fe4b-45e3-8c38-2c55188ce542>

# Basics

**Bathrooms Full:** 2

**Category:** Manufactured Home

**Bedrooms:** 3 beds

**Half baths:** 0 half baths

**Lot size, sq ft:** 46953 sq ft

**SubdivisionName:** DAWN HEIGHTS UN 1

**ListAOR:** mfrmls

**Date added:** Added 4 hours ago

**Type:** Residential

**Bathrooms:** 2 baths

**Area, sq ft:** 1568 sq ft

**Year built:** 2022

**ListOfficeName:** LPT REALTY, LLC

# Location Details

**Township:** 28

**Road Surface Type:** Asphalt

# Property Features

<b>Interior Features:</b> Ninguno	<b>Appliances:</b> Dishwasher, Dryer, Electric Water Heater, Range, Refrigerator, Washer
<b>Flooring:</b> Laminate	<b>Laundry Features:</b> Inside
<b>Pool Private YN:</b> Yes	<b>Pool Features:</b> Above Ground
<b>Exterior Features:</b> Other	<b>Fencing:</b> Fenced
<b>Roof:</b> Shingle	<b>Utilities:</b> Cable Connected, Electricity Connected, Water Connected
<b>Water Source:</b> Public	<b>Sewer:</b> Septic Tank
<b>Cooling:</b> Central Air	<b>Heating:</b> Electric



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## Property Details

**Subdivision Name:** DAWN HEIGHTS UN 1  
**Levels:** One  
**Foundation Details:** Pillar/Post/Pier  
**Listing Terms:** Cash, Conventional, FHA

**Parcel Number:** 24-28-26-000000-042170  
**Direction Faces:** Southeast  
**Construction Materials:** Frame

## Fees&Taxes

**Tax Year:** 2024

**Tax Annual Amount:** \$4,239

**Tax Legal Description:** N 152 FT OF S 234 FT OF E1/2 OF SW1/4 LESS E 330 FT & LESS W 25 FT OF E 355 FT FOR RD R/W BEING LOT 20 OF UNRE DAWN HGTS UNIT 1 LOT 20 OF UNREC DAWN HGTS UNIT 1

**Tax Lot:** 20

## Rooms



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Room type	Dimensions	Level	Length	Width
Kitchen	12x12	First	12	12
Living Room		First		
Dining Room	14x10	First	10	14
Primary Bedroom	14x15	First	15	14
Primary Bathroom	10x13	First	13	10
Bedroom 2	10x12	First	12	10
Bedroom 3	14x12	First	12	14
Bathroom 2	5x8	First	8	5

## Amenities & Features

**Waterfront available:** No

**AttachedGarageYN:** No

**PoolPrivateYN:** Yes

**ExteriorFeatures:** Other

**Utilities:** Cable Connected, Electricity Connected, Water Connected

**Amenities:** Dishwasher, Dryer, Electric Water Heater, Range, Refrigerator, Washer

**GarageYN:** No

**FireplaceYN:** No

**Cooling:** Central Air

**PoolFeatures:** Above Ground

**Features:** Ninguno

## Building Details



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**NewConstructionYN:** No

**Exterior material:** Frame

**Heating:** Electric

**Roof:** Shingle

## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:**  
Owner

**Showing Requirements:** 24 Hour Notice, Appointment Only, Lockbox,  
ShowingTime



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