

# 347 CANAL WAY OLDSMAR FL 34677

<https://candiscarmichael.com>



HUGE Price DROP!! Welcome to Gull-Aire Village, a 55+ PET-Friendly and Golf Cart Friendly community in the Heart of Oldsmar! Gull-Aire Village is a Land-Owned community, meaning YOU OWN THE LAND! not just the home. A Very unique property with No rear neighbors. This home comes FULLY FURNISHED! and Features A NEWER ROOF (only 3yrs [...])

- 2 beds
- 2 baths
- Residential
- Mobile Home
- Active
- 1080 sq ft



## Courtesy of

**Listing Office:** CHARLES RUTENBERG REALTY INC

**Status:** Active

**Office ID:** MFR260000779

**MLS ID:** MFRTB8436926



### Call us now

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/TB8436926>

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## Basics

**Bathrooms Full:** 2

**Category:** Mobile Home

**Bedrooms:** 2 beds

**Half baths:** 0 half baths

**Area, sq ft:** 1080 sq ft

**Year built:** 1980

**ListOfficeName:** CHARLES RUTENBERG REALTY INC

**Date added:** Added 3 months ago

**Type:** Residential

**Bathrooms:** 2 baths

**Floors:** 1 floor

**Lot size, sq ft:** 4500 sq ft

**SubdivisionName:** GULL-AIRE VILLAGE

**ListAOR:** mfrmls

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## Location Details

**Township:** 28

**Road Surface Type:** Asphalt

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## Property Features



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**Interior Features:** Ceiling Fans(s), High Ceilings, Kitchen/Family Room Combo, L Dining, Living Room/Dining Room Combo, Open Floorplan, Other, Split Bedroom, Thermostat, Window Treatments

**Flooring:** Laminate, Luxury Vinyl, Vinyl

**Carport YN:** Yes

**Pets Allowed:** Cats OK, Dogs OK, Yes

**Roof:** Built-Up, Membrane

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

**Sewer:** Public Sewer

**Heating:** Central, Electric

**Appliances:** Cooktop, Dishwasher, Disposal, Dryer, Electric Water Heater, Exhaust Fan, Microwave, Range, Range Hood, Refrigerator, Washer

**Laundry Features:** Laundry Room, Other

**Carport Spaces:** 2

**Exterior Features:** Garden, Lighting, Other, Private Mailbox, Storage

**Window Features:** Blinds, Drapes, Rods, Shades

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Furnished

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## Property Details

**Subdivision Name:** GULL-AIRE VILLAGE

**Levels:** One

**Construction Materials:** Vinyl Siding

**Parcel Number:** 16-28-16-34803-000-3470

**Direction Faces:** East

**Listing Terms:** Cash, Conventional

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## Association Information

**Association YN:** Yes

**Association Fee Frequency:** Monthly

**Community Features:** Clubhouse, Wheelchair Access, Street Lights

**Association Fee:** 60

**Association Amenities:** Clubhouse

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## Fees&Taxes

**Tax Year:** 2024

**Tax Legal Description:** GULL-AIRE VILLAGE LOT 347

**Tax Annual Amount:** \$2,609

**Tax Lot:** 347



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## Rooms

Room type	Dimensions	Level	Length	Width
Primary Bedroom	13x12	First	12	13
Kitchen	10x11	First	11	10
Living Room	14x18	First	18	14

## Amenities & Features

**Waterfront available:** No

**AttachedGarageYN:** No

**PoolPrivateYN:** No

**CommunityFeatures:** Clubhouse, Wheelchair Access, Street Lights

**ExteriorFeatures:** Garden, Lighting, Other, Private Mailbox, Storage

**Features:** Ceiling Fans(s), High Ceilings, Kitchen/Family Room Combo, L Dining, Living Room/Dining Room Combo, Open Floorplan, Other, Split Bedroom, Thermostat, Window Treatments

**GarageYN:** No

**FireplaceYN:** No

**Cooling:** Central Air

**WindowFeatures:** Blinds, Drapes, Rods, Shades

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

**Amenities:** Cooktop, Dishwasher, Disposal, Dryer, Electric Water Heater, Exhaust Fan, Microwave, Range, Range Hood, Refrigerator, Washer

## Building Details

**NewConstructionYN:** No

**Exterior material:** Vinyl Siding

**Heating:** Central, Electric

**Roof:** Built-up, Membrane



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## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:**  
Owner

**Showing Requirements:** Appointment Only, Call Before Showing, Call Listing Agent



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