

3896 PICCIOLA ROAD FRUITLAND PARK FL 34731

<https://candiscarmichael.com>



LAKEFRONT COMMUNITY! Located in a 55+ community on Lake Griffin, which is part of the Harris chain of lakes, Griffin Co-Op has a **LOW HOA fee of \$159** a month which includes water, trash, sewer, community pool, and clubhouse. (Card games, Billiards, Potlucks, Updated kitchen, Community Parties, Shuffleboard, New Years Eve entertainment, and lots more!) [...]

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



Courtesy of

Listing Office: LPT REALTY, LLC

Office ID: MFR261016803

Status: Active

MLS ID: MFRG5104637



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/G5104637>

Basics

Unit Number: 532

Date added: Added 3 hours ago

Type: Residential

Bathrooms: 2 baths

Floors: 1 floor

Lot size, sq ft: 1250 sq ft

UnitNumber: 532

ListOfficeName: LPT REALTY, LLC

Bathrooms Full: 2

Category: Manufactured Home

Bedrooms: 2 beds

Half baths: 0 half baths

Area, sq ft: 1080 sq ft

Year built: 2020

SubdivisionName: GRIFFWOOD CO-OP

ListAOR: mfrmls

Location Details

Township: 19S

Road Surface Type: Asphalt

Road Responsibility: Private Maintained Road

Property Features



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Interior Features: Ceiling Fans(s), Eat-in Kitchen, Kitchen/Family Room Combo, Thermostat, Window Treatments

Flooring: Luxury Vinyl

Patio And Porch Features: Covered, Deck, Front Porch

Pets Allowed: Number Limit

Roof: Shingle

Water Source: Well

Cooling: Central Air

Lot Features: Corner Lot, Oversized Lot, Sidewalk, Paved

Appliances: Built-In Oven, Cooktop, Dishwasher, Dryer, Microwave, Range, Range Hood

Laundry Features: Inside

Parking Features: Driveway, Parking Pad

Exterior Features: Sidewalk, Storage

Utilities: Electricity Available

Sewer: Private Sewer

Heating: Central

Property Details

Subdivision Name: GRIFFWOOD CO-OP

Levels: One

Foundation Details: Crawlspace

Listing Terms: Cash, Conventional, FHA, VA Loan

Parcel Number: 10-19-24-0675-000-53200

Direction Faces: South

Construction Materials: Vinyl Siding

Association Information

Association YN: Yes

Association Fee Frequency: Monthly

Association Fee: 181

Association Fee Includes: Common Area Taxes, Pool, Escrow Reserves Fund, Maintenance Structure, Maintenance Grounds, Management, Private Road, Sewer, Trash, Water

Community Features: Buyer Approval Required, Deed Restrictions, Dog Park, Golf Carts OK, Pool, Special Community Restrictions, Wheelchair Access

Fees & Taxes



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Tax Year: 2025**Tax Annual Amount:** \$1,635**Tax Legal Description:** GRIFFWOOD MOBILE HOME PARK CO-
OP LOT 532 ORB 6259 PG 2479**Tax Lot:** 532

Rooms

Room type	Dimensions	Level	Length	Width
Kitchen	11.6x10.6	First	10.6	11.6
Dining Room	11.6x11	First	11	11.6
Living Room	13x16	First	16	13
Florida Room	13x10	First	10	13
Primary Bedroom	13x13	First	13	13
Balcony/Porch/Lanai	11.6x10	First	10	11.6

Amenities & Features

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Waterfront available: No

AttachedGarageYN: No

PoolPrivateYN: No

CommunityFeatures: Buyer Approval Required, Deed Restrictions, Dog Park, Golf Carts OK, Pool, Special Community Restrictions, Wheelchair Access

Utilities: Electricity Available

Amenities: Built-In Oven, Cooktop, Dishwasher, Dryer, Microwave, Range, Range Hood

GarageYN: No

FireplaceYN: No

Cooling: Central Air

ExteriorFeatures: Sidewalk, Storage

Features: Ceiling Fans(s), Eat-in Kitchen, Kitchen/Family Room Combo, Thermostat, Window Treatments

Building Details

NewConstructionYN: No

Exterior material: Vinyl Siding

Parking: Driveway, Parking Pad

Heating: Central

Roof: Shingle

Miscellaneous

Ownership: Fee Simple

Occupant Type: Owner

Other Structures: Shed(s), Storage

Showing Requirements: Call Before Showing, Call Listing Agent



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