

# 61 HERON CREEK LOOP INVERNESS FL 34450

<https://candiscarmichael.com>



TAKE A LOOK AT THIS PRICE REDUCTION! If you've been looking for a low maintenance home with ease of access to Lake Henderson, this is your place. It's the perfect time to take advantage of this opportunity to own in the beautiful, quaint community of The Moorings for less than \$170K. Create your own paradise. [...]

- 2 beds
- 2 baths
- Residential
- Villa
- Active
- 973 sq ft



## Courtesy of

**Listing Office:** EXP REALTY LLC

**Status:** Active

**Office ID:** MFR261010944

**MLS ID:** MFROM713142



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Phone: 727-888-3292

Email: RealtorCandis@gmail.com



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# Description

**Virtual Tour:** <https://www.propertypanorama.com/instaview/stellar/OM713142>

## Basics

**Bathrooms Full:** 2

**Date added:** Added 4 hours ago

**Category:** Villa

**Type:** Residential

**Bedrooms:** 2 beds

**Bathrooms:** 2 baths

**Half baths:** 0 half baths

**Floors:** 1 floor

**Area, sq ft:** 973 sq ft

**Lot size, sq ft:** 2759 sq ft

**Year built:** 1989

**SubdivisionName:** MOORINGS AT POINT O WOODS

**ListOfficeName:** EXP REALTY LLC **GarageSpaces:** 1

**ListAOR:** mfrmls

## Location Details

**Township:** 19S

**Road Surface Type:** Paved

**Road Responsibility:** Public Maintained Road

**Elementary School:** Inverness Primary School

**Middle Or Junior School:** Inverness Middle School

**High School:** Citrus High School

## Property Features



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**Interior Features:** Ceiling Fans(s), Eat-in Kitchen, High Ceilings, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Split Bedroom, Walk-In Closet(s), Window Treatments

**Flooring:** Carpet, Linoleum

**Garage YN:** Yes

**Garage Spaces:** 1

**Exterior Features:** Lighting, Rain Gutters, Sliding Doors

**Window Features:** Blinds

**Water Source:** Public

**Cooling:** Central Air

**Appliances:** Dishwasher, Dryer, Electric Water Heater, Microwave, Refrigerator, Washer

**Laundry Features:** In Kitchen, Laundry Closet

**Attached Garage YN:** Yes

**Pets Allowed:** Cats OK, Dogs OK, Number Limit, Size Limit

**Roof:** Shingle

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

**Sewer:** Public Sewer

**Heating:** Central, Electric

## Property Details

**Subdivision Name:** MOORINGS AT POINT O WOODS

**Levels:** One

**Direction Faces:** Southwest

**Construction Materials:** Vinyl Siding

**Parcel Number:** 20E-19S-02-0040-000B0-0280

**Property Attached YN:** Yes

**Foundation Details:** Slab

**Listing Terms:** Cash, Conventional

## Association Information

**Association YN:** Yes

**Association Fee Frequency:** Monthly

**Community Features:** Golf Carts OK, Pool, Street Lights

**Association Fee:** 200

**Association Fee Includes:** Cable TV, Pool, Internet, Maintenance Grounds, Trash

## Fees&Taxes



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**Tax Year:** 2024

**Tax Annual Amount:**  
\$940

**Tax Legal Description:** LOT 28 BLK B THE MOORINGS AT POINT O WOODS ACC TO THE PLAT THEREOF REC IN PB 13 PGS 81-84 INCLUSIVE OF THE PRCCF

**Tax Lot:** 28

## Rooms

Room type	Level
Primary Bedroom	First
Primary Bathroom	First
Bedroom 2	First
Bathroom 2	First
Kitchen	First
Dining Room	First
Living Room	First
Florida Room	First

## Amenities & Features



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**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**CommunityFeatures:** Golf Carts OK, Pool, Street Lights

**ExteriorFeatures:** Lighting, Rain Gutters, Sliding Doors

**Features:** Ceiling Fans(s), Eat-in Kitchen, High Ceilings, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Split Bedroom, Walk-In Closet(s), Window Treatments

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**WindowFeatures:** Blinds

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

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

## Building Details

**NewConstructionYN:** No

**Exterior material:** Vinyl Siding

**Heating:** Central, Electric

**Roof:** Shingle

## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:** Vacant

**Showing Requirements:** Lock Box Coded, ShowingTime



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