

# 7491 DANVERS CIRCLE PORT CHARLOTTE FL 33981

<https://candiscarmichael.com>



PRICE REDUCTION! LOOKING FOR THAT PERFECT PLACE TO LIVE THE FLORIDA DREAM? THIS PLACE HAS IT ALL!!! YOU WOULD BE HARD PRESSED TO LOCATE A BETTER COMMUNITY THAT HAS THE ABUNDANCE OF AMENITIES FOR SUCH A LOW HOA. Exceptionally Well cared for 2-bedroom 2 bath home located in the sought after waterfront community of Village [...]

- 2 beds
- 2 baths
- Residential
- Manufactured Home
- Active
- 1128 sq ft



## Courtesy of

**Listing Office:** LPT REALTY, LLC

**Status:** Active

**Office ID:** MFR261016803

**MLS ID:** MFRC7509315



### 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/C7509315>

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## Basics

**Bathrooms Full:** 2

**Category:** Manufactured Home

**Bedrooms:** 2 beds

**Half baths:** 0 half baths

**Lot size, sq ft:** 5000 sq ft

**SubdivisionName:** VILLAGE HOLIDAY LAKE

**ListAOR:** mfrmls

**Date added:** Added 4 hours ago

**Type:** Residential

**Bathrooms:** 2 baths

**Area, sq ft:** 1128 sq ft

**Year built:** 2002

**ListOfficeName:** LPT REALTY, LLC

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## Location Details

**Township:** 41S

**Road Responsibility:** Private Maintained Road

**Road Surface Type:** Paved

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## Property Features



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**Interior Features:** Built-in Features, Ceiling Fans(s), Eat-in Kitchen, Elevator, Open Floorplan, Window Treatments

**Flooring:** Ceramic Tile, Laminate, Linoleum

**Patio And Porch Features:** Covered, Enclosed, Front Porch, Screened

**Carport YN:** Yes

**Pets Allowed:** Yes

**Roof:** Shingle

**Utilities:** Public

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Partially

**Accessibility Features:** Accessible Entrance, Accessible Full Bath, Exterior Wheelchair Lift

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

**Laundry Features:** Inside, Laundry Closet

**Parking Features:** Driveway

**Carport Spaces:** 1

**Exterior Features:** Rain Gutters, Storage

**Window Features:** Skylight(s)

**Vegetation:** Mature Landscaping

**Sewer:** Public Sewer

**Heating:** Central

**Lot Features:** Paved

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## Property Details

**Subdivision Name:** VILLAGE HOLIDAY LAKE **Parcel Number:** 412109384004

**Levels:** One

**Direction Faces:** North

**Foundation Details:** Crawlspace

**Construction Materials:** Vinyl Siding, Frame

**Listing Terms:** Cash, Conventional

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## Association Information

**Association YN:** Yes

**Association Fee:** 150

**Association Fee Frequency:** Monthly

**Association Fee Includes:** Common Area Taxes, Pool, Escrow Reserves Fund, Maintenance Grounds, Management, Private Road, Recreational Facilities

**Association Amenities:** Clubhouse

**Community Features:** Buyer Approval Required, Clubhouse, Deed Restrictions, Dog Park, Fitness Center, Golf Carts OK, Handicap Modified, Pool, Tennis Court(s), Wheelchair Access



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# Fees&Taxes

Tax Year: 2024

**Tax Annual Amount:** \$1,979

**Tax Legal Description:** VHL 000 0005 0018 VILLAGE OF HOL LAKE BLK5 LT 18 RP/VIN-F7630220PA&PB 638/302 849/1875 1455/1344 PR14-1142-FJA 3890/1990 DC3904/540-FJA DC3904/541-SMA AFF3904/538 3908/1709 3960/766

**Tax Lot:** 18

# Rooms

Room type	Dimensions	Level	Length	Width
Balcony/Porch/Lanai	24x9	First	9	24
Bedroom 2	10x10	First	10	10
Dining Room	9x7	First	7	9
Living Room	12x19	First	19	12
Primary Bedroom	12x11	First	11	12
Kitchen	12x13	First	13	12
Family Room	11x16	First	16	11
Balcony/Porch/Lanai	10x4	First	4	10



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## Amenities & Features

**Waterfront available:** No

**AttachedGarageYN:** No

**PoolPrivateYN:** No

**CommunityFeatures:** Buyer Approval Required, Clubhouse, Deed Restrictions, Dog Park, Fitness Center, Golf Carts OK, Handicap Modified, Pool, Tennis Court(s), Wheelchair Access

**ExteriorFeatures:** Rain Gutters, Storage

**Features:** Built-in Features, Ceiling Fans(s), Eat-in Kitchen, Elevator, Open Floorplan, Window Treatments

**GarageYN:** No

**FireplaceYN:** No

**Cooling:** Central Air

**WindowFeatures:** Skylight(s)

**Utilities:** Public

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

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## Building Details

**NewConstructionYN:** No

**Exterior material:** Frame, Vinyl Siding

**Parking:** Driveway

**Heating:** Central

**Roof:** Shingle

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## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:** Owner

**Other Structures:** Shed(s) **Showing Requirements:** Appointment Only, Lock Box Electronic, See Remarks, ShowingTime



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