

## Listing #1



## 508 44th Ave E, #D-26, Bradenton, FL 34207

List Price	<b>\$49,900</b> on 01/01/2025
Shared in MLS	Yes
Listing ID	11257973
Property Type	Mobile/Manufactured
County	Manatee
Unit	D-26
School	MANATEE
Tax ID	000000
FEMA Flood Map	<a href="https://fema.gov/portal">fema.gov/portal</a>

**1 Bedroom | 1 Bath | Bonus Room | Golf Cart | Updated | Turnkey** - This updated 1987 home offers one bedroom, one bathroom plus a bonus room for a total of 726 sq ft. The golf cart is included! This single wide offers 14 foot width plus vaulted ceilings, giving you a much more open feel. Everything has been updated over the past three years. There's no shortage of style in this turnkey furnished home. Quality details in the 2 inch wood blinds, decorator style, backsplash, new kitchen, cabinetry, lighting, and new flooring throughout. The bathroom also had a makeover with new vanity, light fixtures and shower tub enclosure along with vinyl plank flooring. The primary bedroom is located in the rear of the home and spans the width on the home. Ten foot wide closets make staying organized a breeze. Step into the bonus room, currently being used as a bedroom and finished with drywall. An added mini split for additional temperature control. The carport offers plenty of room for outside seating. Check out your new wheels for getting around the community in your included golf cart in great condition. The laundry room has additional storage and is located at the rear of the carport. An additional composite shed is included for all your beach toys. Village on the Greens is a gated, 55+, pet free community. The community offers swimming pool, shuffleboard, library, clubhouse and a host of social activities. This is a land lease home with monthly lot rent of \$895 including water, sewer and garbage. Lawn maintenance is an additional \$37 per month. Sub-renting is allowed following park guidelines; 3 month minimum and 6 month maximum. Background check and approval is required. AGENT MUST SHOW BY APPOINTMENT 508 44th Ave E Lot D-26 (Park street name - 5th Ave) Bradenton, FL 34203

### Property Details

- 1 Total Bedrooms
- Built in 1987
- Unit D-26
- Mobile Home Style
- 1 Full Bath
- 1 Story
- Available 1/01/2025
- Make: SCHU

### Interior Features

- Open Kitchen
- Microwave
- Laminate Flooring
- Electric Fuel
- Laminate Kitchen Counter
- Washer
- Luxury Vinyl Tile Flooring
- Central A/C
- Oven/Range
- Dryer
- Furnished
- Refrigerator
- Appliance Hot Water Heater
- Forced Air

### Exterior Features

- Manufactured (Single-Section) Construction
- Aluminum Siding
- 2 Garage Spaces
- Driveway
- Land Lease Fee \$895
- Asphalt Shingles Roof
- Municipal Water
- Shed
- Attached Garage
- Municipal Sewer
- Carport

### Community Details

- Village on the Greens
- Laundry in Building
- Clubhouse
- Community: Village on the Greens
- Pool
- 55+ Community
- Gated

### Taxes and Fees

- HOA: Village on the Greens
- HOA Contact: 941-755-
- Dev: Village on the Greens
- 8909

### Listed By

**Stacy Brown, Florida Life Mobile Home Sales Inc** 941-809-1318 [stacyfloridalife@gmail.com](mailto:stacyfloridalife@gmail.com)

Listing data is deemed reliable but is NOT guaranteed accurate.