



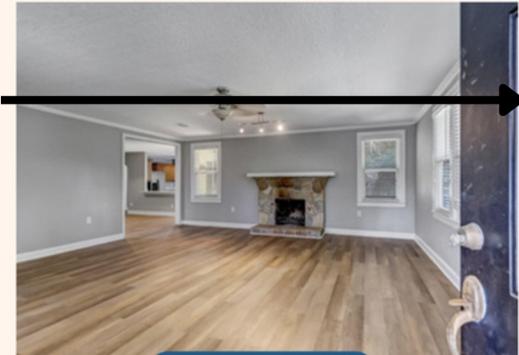
NEW PRICE  **\$419,900**



3745 Jose Terrace, Jacksonville, FL 32217



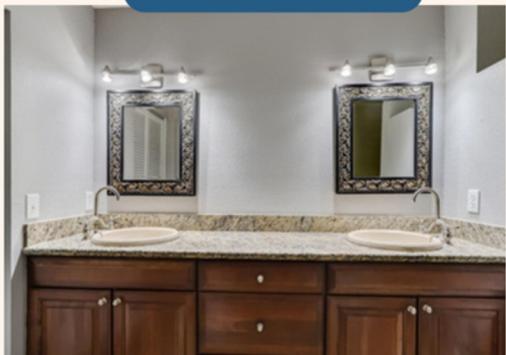
3BR/2.5BA



2,136 SF



LARGE PATIO



**FANTASTIC SINGLE FAMILY HOME IN ESTABLISHED / DESIRED NEIGHBORHOOD CONVENIENT TO
EVERYTHING 3 BEDROOM / 2.5 BATHS - 2136+ SQ. FT. - OVERSIZED LOT (111' X 100')**

New Roof Credit with ACCEPTED OFFER.

See attached spec sheet.

Liz Howell
904-962-3106



SCHEDULE YOUR PRIVATE SHOWING

houseandhomerealtyllc.com

houseandhomerealty@gmail.com

\$20,000 NEW ROOF CREDIT WITH ACCEPTED OFFER

Owner can get quotes to your preferred specs for your insurance / mortgage requirements and install this new roof before closing. Or you can get your own roofer.

3745 JOSE TERRACE – FANTASTIC SINGLE FAMILY HOME IN ESTABLISHED / DESIRED NEIGHBORHOOD CONVENIENT TO EVERYTHING ON JACKSONVILLE’S EAST SIDE – DOWNTOWN – SAN MARCO – BOLLES SCHOOL - JEWISH COMMUNITY CTR – SAN JOSE CC – MANDARIN – TOWN CENTER – MAYO - BEACHES

3 BEDROOM / 2.5 BATHS - 2136+ SQ. FT. – OVERSIZED LOT (111’ X 100’) - RE# 151476-0000 - ZIP 32217 SAME PRIVATE OWNER FOR PAST 19+ YEARS W / 2 MAJOR - SIX FIGURE INVESTMENTS IN THIS HOME

DETAILED FLOOR PLAN OF THIS HOME WITH 2 SEPERATED PRIMARY SUITES

PERFECT FOR AN “IN-LAW SUITE” OR ROOMATE OR CHILDREN

2006 - TOTALLY TRANSFORMED & UPDATED TO TODAY’S FAMILY LIVING STANDARDS

- TOTALLY REDESIGNED THE ENTIRE FLOOR PLAN & FLOW OF THIS HOME WITH FULL ARCHETECT’S DRAWINGS / PLANS – FULLY PERMITTED WITH GENERAL CONTRACTOR
- COMPLETELY REDESIGNED ROOF LINE & OVER 60% OF THE ORIGINAL INTERIOR SPACE TO CREATE A TRUE MASTER SUITE, GOURMET - OPEN KITCHEN WITH PANTRY, 2 CAR GARAGE, DINING AREA, GUEST HALF BATH & OPEN SPACES & SITELINES TO OUTSIDE & OTHER ROOMS
- COMPLETE RE-PIPE ALL WATER SUPPLY AND DRAINS FOR THIS HOME, NEW WINDOWS AND DOORS, NEW CABINETS & GRANITE COUNTERTOPS, COMPLETE A/C SYSTEM UPGRADED, ELECTRICAL SYSTEM CHECKED WITH MAJORITY INSTALLED NEW, + ENTIRE NEW ROOF
ALL ROUTINE MAINTENANCE AND REPAIRS HAVE BEEN DONE THROUGHOUT THE YEARS INCLUDING ENCAPSULATING THE CRAWL SPACE OF THIS OFF-GRADE HOME’S FOUNDATION

2025 – RENOVATED & UPDATED THIS HOME FOR 2ND TIME FOR A NEW FAMILY TO ENJOY

- FOUNDATION INSPECTED & CONFIRMED TO THEN REPLACE / REBUILD THE MAJORITY OF FLOOR JOICES ASSISTED WITH STEEL BEAMS AND JACKS THROUGH ALPHA FOUNDATIONS. SUB-FLOOR REPLACED / LEVELED AND NEW FLOORING INSTALLED. ALPHA ALSO RE-INSTALLED THE ENCAPSULATION OF THE CRAWL SPACE WHICH IS CLIMATE CONTROLLED.

COMPLETE EXTERIOR INSPECTED, CLEANED, REPAINED AND NEW FENCE INSTALLED

COMPLETE INTERIOR INSPECTED, CLEANED & REPAINED, NEW QUARTZ, FIXTURES, DISPOSAL

COMPLETE NEW AIR CONDITIONER INSTALLED – 6/21/2022 – 4 TON UNIT

NEW WATER HEATER W/BRAIDED LINES THRUOUT & NEW GARAGE DOOR OPENER INSTALLED

MANY OTHER UPGRADES & IMPROVEMENTS DONE FOR THIS MOVE-IN READY HOME.....