

**"MARITIME MANOR" #48D-PL****"Maritime Manor" #48D-PL****\$85,999**

|                 |       |
|-----------------|-------|
| Year Built      | 2012  |
| Bedrooms        | 3     |
| Bathrooms       | 2     |
| Square Feet     | 1296  |
| Furnished       | No    |
| School District | Davie |

"Maritime Manor" is a lovely, energy-efficient home with nice interiors in a soothing theme of warm natural colors. The open plan living, dining and kitchen is divided in the middle by a counter that can be used as a bar with stools while entertaining guests, or as a casual eat-in kitchen counter for a quick snack or cocktail. The spacious living room has a relaxed ambiance with new gorgeous hardwood laminate flooring and beautiful beige walls with neat white trim. It has two sliding glass windows that invite in beautiful natural light. Across the room, the bright and airy kitchen-dining features ample storage provided by crispy white cabinetry and contrasting black counters offering plenty of work space. Essential stainless steel appliances are included: the range, a built in microwave, a large stainless steel refrigerator with door through ice and a separate beer & wine cooler. The double bowl stainless steel sink set into the open counter between the kitchen and living area is another thoughtful feature. The kitchen area is large enough to easily accommodate a dining table. Just around the corner from the kitchen is a laundry / utility room that comes equipped with a full sized washer/dryer -- included in the price of this home. At this far end of the kitchen, two glass doors lead to the outdoor area -- a spacious covered porch. The master bedroom has natural light coming in through two vertical sliding glass windows and a walk in wardrobe. The en suite bath is large and has a long counter with a built-in sink and storage underneath. In addition, open shelves provide ample linen storage. The bath also has a lovely glass shower enclosure. Besides this, 'Maritime Manor' comes with added attractive

features, including off street two-car parkin and a convenient storage shed. Finally like all homes in this desirable lakeside community you will appreciate central air and heat and access to the community's extensive recreational amenities including fitness, tennis, basketball, clubhouse, sauna, heated pool complex, lake recreation and more.

To schedule a tour of this nicely priced energy efficient home, call Ralph Caruso, listing agent at (954) 417-8936. Ask for "Maritime Manor" #48D-PL

