

\$224,000 - 6113 Partridge Avenue, ENGLEWOOD

MLS® #D6139063

\$224,000

2 Bedroom, 2.00 Bathroom, 1,456 sqft

Residential on 0.18 Acres

LEMON BAY ISLES PH 02, ENGLEWOOD,
FL

GENEROUS PRICE REDUCTION ON THIS
UPDATED WATERFRONT HOME!

You can fish from your own dock. New Roof
and carport with closed Permits. Many other
updates such as a remodeled kitchen with
Stainless Steel appliances.

You own your land, so no Lot rent. Fees are
low and Golf carts are a way off life here. Pet
friendly.

The yearly HOA is \$50. Membership to The
Exciting Edgewater Clubhouse transfers to
new owner and is \$300 a year.

There is so many activities awaiting you. The
Clubhouse itself offers Dinner Dances, themed
Party's, Pot Lucks, cards, crafts and much
more.

Enjoy the pool, Tennis, shuffleboard and other
outdoor fun! Pet Friendly and Golf Carts are a
way of life here.

While inside the you won't believe the space.
Not only do you have a generous size living
room, but off of the kitchen is another area that

perhaps can be another eating area, a den or
whatever you want.

The Kitchen has been redone and offers
adequate cabinets and countertops. A cook's
delight or enjoy an early bird dinner near-by.
Primary Bedroom has a peaceful view of the
lake. The Bathroom has a soaking tub along
with a separate shower.

Guest Bathroom can be entered from



Bedroom or Hallway. Great for company.
Indoor Utility room.
You have 2 separate Lanai's to enjoy the view.
Open concrete pads in backyard for sunning.

Home is about 4 miles to the Gulf Beaches
and if you enjoy boating and fishing it is all
around.
Public Golf Courses and Boat ramps Available.

The Sunsets are gorgeous and there is a
rookery around the bend for you to bird watch.

This premier adult Community is waiting for
you.

Selling Turnkey.
AS-IS, subject to Buyer's approval.

*All Information is deemed reliable and to the
best of our knowledge, but Buyer /Buyer's
agent should verify.
Updated Photos will be coming soon.

Built in 1986

Essential Information

MLS® #	D6139063
Price	\$224,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,456
Acres	0.18
Year Built	1986
Type	Residential
Sub-Type	Manufactured Home
Status	Sold
Property Taxes	3,543.00
Minimum Lease	1 Month

Community Information

Address	6113 Partridge Avenue
Area	Englewood
Subdivision	LEMON BAY ISLES PH 02
City	ENGLEWOOD
County	Charlotte
State	FL
Zip Code	34224-9108

Amenities

Parking	Driveway
View	Water
Is Waterfront	Yes
Waterfront	Lake Front

Interior

Interior Features	Built-in Features, Ceiling Fan(s), Open Floorplan, Other, Walk-In Closet(s), Window Treatments
Appliances	Built-In Oven, Cooktop, Dishwasher, Dryer, Electric Water Heater, Microwave, Refrigerator, Washer
Heating	Central, Electric
Cooling	Central Air, Humidity Control

Exterior

Exterior Features	Other, Sliding Doors
Lot Description	In County, Landscaped
Roof	Other
Foundation	Crawlspace

Additional Information

Date Listed	November 18th, 2024
Days on Market	304
Zoning	MHC

Listing Details

Listing Office	KEY REALTY, INC.
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