

**G5070634 16840 SE 85TH SAPELO CT, THE VILLAGES, FL 32162****County:** Marion**Subdiv:** THE VILLAGES**Subdiv/Condo:****Beds:** 3**Baths:** 2/0**Pool:** Community**Property Style:** Single Family Residence**Lot Features:** On Golf Course**Total Acreage:** 0 to less than 1/4**Minimum Lease Period:** No Minimum**Garage:** Yes **Attch:** Yes **Spcls:** 2**Garage/Parking Features:****Assigned Spcls:****New Construction:** No**Property Condition:** Completed**Builder Model:** Lantana**LP/SqFt:** \$243.88**Sold Date:** 11/14/2023**Sold Price:** \$483,000**SP/SqFt:** \$241.14**Home Warranty Y/N:**No**Flood Zone Code:**X**Total Annual Assoc Fees:**2,268.00**Average Monthly Fees:**189.00**Status:** Sold**Backups Requested:** No**List Price:** \$488,500**Year Built:** 2004**Special Sale:** None**ADOM:** 99**CDOM:** 99**Pets:** Yes**Max Times per Yr:****Carport:** No **Spcls:****Permit Number:****Proj Comp Date:****Heated Area:**2,003 SqFt / 186 SqM**Total Area:** 2,976 SqFt / 276 SqM

* BOND PAID * SPECTACULAR GOLF COURSE & WATER VIEW * ROOF 2018 * Carrier AC 2018 * 3BR 2 BA * BLOCK & STUCCO * GAS * NEW STAINLESS KITCHEN APPLIANCES * HIGH CEILINGS * NEW LUXURY VINYL IN ALL BEDROOMS, PLUS TILE THROUGHOUT - NO CARPET * GAS GOLF CART AVAILABLE (Separately) * This popular DESIGNER LANTANA Model, GOLF COURSE HOME; Frontage on the Fairway of Hole #2 Nancy Lopez Championship, Ashley Meadows, Golf Course; in the Village of Briar Meadows. A One-Owner Home well maintained. An EXTREMELY POPULAR and flexible floor plan is Spacious with plenty of Storage (see pictures of the large lighted storage area w/ shelves in the attic). Freshly Painted Inside, including the Oversized Garage and Garage Floor. The Updated Kitchen includes Stainless Appliances, Granite Countertops, Lighting Under the Cabinets, Pendant Lighting, Solar Tube throughout the home, and Professionally Painted Solid Wood Cabinets in the Kitchen, Master, and Guest Bath. A Lead Glass Entrance door with sidelights. Upon entering, you are immediately drawn to the Panoramic Views of the Championship Golf Course & Pond. Plenty of Solar Tubes for "free" lighting throughout the home. The Large Lanai has an Exquisite View of the Golf Course & Pond with Beautiful Large Oaks and Spanish Moss nearby. The Large Front Bedroom has a closet and Beautiful Bay Window. A Large Oversized Garage (25 X 24/26 (with 13x2 offset)) with Lots of Storage available & a gorgeous Freshly Painted Epoxy Floor. The home is in a great location, in great condition, with close proximity to Nancy Lopez Legacy Restaurant, Shopping, VA VETERANS ASSOCIATION, Entertainment, and the New First Responders Rec Center. Perfect home for you & available for a quick closing. A Gas powered Yamaha Golf Cart is also available to be purchased separately.

Land, Site, and Tax Information**Legal Desc:** SEC 28 TWP 17 RGE 23 PLAT BOOK 006 PAGES 114 VILLAGES OF MARION - UNIT 54 LOT 99**SE/TP/RG:** 28-17S-23E**Subdivision #:****Between US 1 & River:****Tax ID:** 6754-099-000**Taxes:** \$4,942**Homestead:** Yes**CDD:** Yes**AG Exemption YN:****Add Parcel:** No**# of Parcels:****Ownership:** Fee Simple**SW Subd Condo#:****Development:****Flood Zone:** X**Floors in Unit/Home:** One**Bldg Name/#:****Book/Page:** 006-114**MH Make:****Land Lease Y/N:** No**Land Lease Fee:****Planned Unit Dev:****Lot Dimensions:** 65x110**Existing Lease/Tenant:** No**Days Notice To Tenant If Not Renewing:****Water Frontage:**No**Water Access:** No**Water View:** No**Addtl Water Info:****Zoning:** PUD**Future Land Use:****Block/Parcel:** 00/00**No Drive Beach:****Zoning Comp:****Front Exposure:** East**Tax Year:** 2022**Lot #:** 99**Annual CDD Fee:** 722**Other Exemptions:****Additional Tax IDs:****Complex/Comm Name:** BRIAR MEADOW**SW Subd Name:****Flood Zone Date:****Flood Zone Panel:****Floor #:****Total # of Floors:** 1**Census Block:****Census Tract:****MH Model:****MH Width:****Lot Size Acres:** 0.16**Lot Size:** 6,970 SqFt / 648 SqM**Monthly Rental Amount:****End Date of Lease:****Month To Month Or Weekly Y/N:****Waterfront Ft:** 0**Water Name:****Water Extras:** No**Interior Information****A/C:** Central Air**Heat/Fuel:** Natural Gas**Heated Area Source:**Public Records**Laundry Features:** Inside, Laundry Room**Fireplace:** No**Accessibility Features:****Flooring Covering:** Ceramic Tile, Luxury Vinyl**Security Feat:****Total Area Source:** Public Records**Window Features:** Blinds, Shades**Furnishings:**Unfurnished

Utilities: BB/HS Internet Available, Cable Available, Electricity Connected, Natural Gas Connected, Phone Available

Water: Public

Sewer: Public Sewer

of Wells:

of Septics:

Additional Rooms: Attic, Inside Utility

Interior Feat: Ceiling Fans(s), Eating Space In Kitchen, High Ceiling(s), Kitchen/Family Room Combo, Living Room/Dining Room Combo, Primary Bedroom Main Floor, Open Floorplan, Skylight(s), Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Stone Counters, Walk-In Closet(s)

Appliances Incl: Dishwasher, Disposal, Dryer, Gas Water Heater, Microwave, Range, Refrigerator, Washer

Room Type	Level	Approx Dim	Flooring	Closet Type	Features
Living Room	First	16x18	Ceramic Tile		Ceiling Fan(s)
Dining Room	First	9x8	Ceramic Tile		
Primary Bedroom	First	13x18	Vinyl	Walk-in Closet	Ceiling Fan(s), En Suite Bathroom
Bedroom 2	First	12x17	Vinyl	Built-in Closet	Ceiling Fan(s)
Bedroom 3	First	12x12	Vinyl	Built-in Closet	Ceiling Fan(s)
Dinette	First	12x9	Ceramic Tile		
Balcony/Porch/Lanai	First	26x12	Ceramic Tile		
Kitchen	First	12x15	Ceramic Tile		Breakfast Bar, Closet Pantry, Exhaust Fan, Granite Counters, Pantry

Exterior Information

Other Structures:

Ext Construction: Block

Roof: Shingle

Foundation: Slab

Property Attached Y/N:

Garage Dim: 25x26

Property Description:

Architectural Style:

Ext Features: Irrigation System, Sprinkler Metered

Other Equipment:

Patio And Porch Features: Enclosed, Porch, Rear Porch, Screened

Pool: Community

Pool Dimensions:

Spa and Features:

Pool Features:

Vegetation:

View: Golf Course, Water

Farm Type:

Horse Amenities:

of Stalls:

Road Surface Type: Asphalt

Road Responsibility:

Barn Features:

Fencing:

Paddocks/Pastures:

Green Features

Community Information

Community Features: Clubhouse, Fitness Center, Gated Community - No Guard, Golf Carts OK, Golf Community, Park, Pool, Racquetball, Restaurant, Tennis Court(s), Wheelchair Access

Comm/Assoc Water Feat: Fishing, Lake, Public Boat Ramp

Fee Includes: Recreational Facilities, Security

Association Amenities: Clubhouse, Fitness Center, Golf Course, Maintenance, Pickleball Court(s), Pool, Racquet Ball, Recreation Facilities, Security, Shuffleboard Court, Tennis Court(s), Trails, Wheelchair Access

HOA / Comm Assn: No

HOA Fee:

HOA Pmt Sched:

Mo Maint\$(add HOA):

Master Assn/Name: No / The Villages

Master Assn Fee:

Master Assn Ph:

Monthly HOA Amount:

Other Fee: \$189.00 / Monthly

Condo Fee:

Monthly Condo Fee:

FCHR Website Y/N:

Housing for Older Per: Yes

Affidavit:

Can Property be Leased: Yes

Expire/Renewal Date:

Lease Restrictions: No

Minimum Lease Period: No Minimum

Additional Lease Restrictions:

Video and/or audio surveillance with recording capability may be in use on these premises. Conversations should not be considered private.

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