

WEALTHCREATION NWFLORIDA, LLC

Residential - CND

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Tour)

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MLS#: 387169 **OfficeFile#:** VJ08-042 **ListPrice:** \$139,500
Status: Active **Last Change:** 01/03/2009 **ApproxSF:** 1,260
Address: 238 BONITA CIR, #238 **\$/Sqft:** \$110.71
 PANAMA CITY BEACH, FL **TotalRooms:** **Bedrooms:** 2
Zip: 32408 **Baths Full/Half:** 1/1
Con Docs: Y **Ownership/Sale Type:** As Is, Foreclosure
MainArea: 03 BB-Bay County-Beach **Stories:** 3
SubArea: 0309 - South of Grand Lagoon **YearBuilt:** 2000
Subdiv: BONITA POINT **ImmOcc?** Y
ParcelID: 30190-009-100 **ConstrStat:** ConstrCmplt
ElemSch: Hutchison Beach **Middle:** Surfside **High:** Arnold
Dir: From Thomas Drive and Bonita Ave, North on Bonita
 6 4S 15W -4.1T- 58B3COM AT INTERSECT OF NLY R/W
Legal: OFTHOMAS DR & WLY BNDRY BELAIRE



All size approximate please verify if important 3Story Town home, just 2 blocksto beach. The property features 2 bedroom and 1 and 1/2 bathroom with a garage. The garage has been divided into two room not included in the square footage. Bonita Point has a clubhouse with pool. Sold as is, seller pay up to 3% of thebuyers closing costs and pre pays withan acceptable offer.

PrkingSpc: 2 **LotSize:** 20X90 **LotAcc:** Paved Road **WatFrnt:** Other
PrkingTyp: CARPORT **Acres:** 0 **Zoning:** County **WatView:** Lagoon
PrkingFeat: Driveway Only **WFFeet:** **LotFeat:** Recorded Subdivision, Within 1/2 Mile Of Water, Survey Available, Cleared
ProjFacil:

<u>Room Type</u>	<u>Lvl</u>	<u>Dimnsns</u>	
Bedrm: Additnl	3	10x14	Design: Townhouse
Kitchen	2	12x18	
Bath: 1/2	2	4.5x5	Const/Siding: Roof Composite Shing, Siding Stucco, Siding Wood
Bedrm: Master	3	10x13	
UtilityRoom	1	12x12	ExtFeatures: Balcony, Deck Covered, Dock, Pool In-Ground
Garage	1	11x12	
Bath: Full	3	9x5	IntFeatures: Floor: Ceramic Tile, Floor: W/W Carpet, Newly Painted, Washer/Dryer Hookup, Furnished: None, Inside Storage
			Appliances: AutoGarageDoorOpener, Dishwasher, Range Hood, Stove/Oven Electric, Microwave/Range Hood
			Utilities: Electric, Public Water, Cable TV, Public Sewer: On Site
			Energy: A/C: Central Electric, Ceiling Fan(s), Heat: Central Electric

Mbed/Mbath:

TaxYr: 0 **Taxes:** **Hmstd:** Y **SaleSubjtoLease:**
LandLease/Year: **MonthlyRent:** **AssmMtgTyp:**
AssocFee: \$123 Monthly **LeaseExpDate:** **Financing:** Conventional, Cash
NewBuyerFee: **ExistLeases:**
Assoc.FeesIclude:

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 Prepared by Evan Brusilow of WEALTH CREATION NW FLORIDA on 1/6/2009 11:38:47 AM