

PARADISE EXCLUSIVE REAL ESTATE
Listing Information & Frequently Asked Questions

Property Address: 3892 Alwood St, North Port, FL 34291

Year built: 1988 Name of Builder: _____

UTILITY INFORMATION

Water Co: well water Average Monthly cost: _____

Electric Co.: FPL Average Monthly cost: \$250 - \$400/mo

Gas or Propane: none Average Monthly cost: _____

MAINTENANCE INFORMATION

Lawn Service: N/A Average Monthly Cost: _____

Pest Control: N/A Average Monthly Cost: _____

Pool Service: N/A Average Monthly Cost: _____

INSURANCE INFORMATION

Name of Homeowner's Ins. Co.: Citizens Annual Cost of Homeowner's Policy: \$2200/yr

Name of Flood Ins. Co N/A flood zone X Annual Cost of Flood Insurance: _____

How old are the following Appliances?

Air Conditioner <u>unknown</u>	Microwave _____	Refrigerator <u>2021</u>
Dishwasher _____	Oven <u>2021</u>	Lawn Sprinkler/Pump _____
Disposal _____	Washer <u>2019</u>	Dryer <u>2024</u>
Range <u>2021</u>	Water Heater <u>2023</u>	

ROOF INFORMATION

What is the age of the roof? new Is it the original roof? Yes/No **X**

If the roof was replaced, what year? 2024 Is there a warranty? Yes/No **X**

What roofing company replaced the roof? Bay Florida Roofing

Type of Roof Metal **X** Shingle Tile

POOL INFORMATION

Chlorine or Salt Do you have Solar? Yes/No Type of Decking slab

Age of Pool Pump unknown Pool Heater none Age of Pool Cage & Screens re-screened 2023
pool was resurfaced 2 ys ago

MISC INFO

Fireplace - Electric Gas Wood None Do you have Manablock Plumbing Yes/No

Do you have Hurricane Shutters – Please describe plywood

Do you have Impact Doors or Windows – Pls describe sliders 2020

Homeowners Assoc Yes/No HOA Fee _____ Annual/Quarterly/Monthly

Other Fees or Dues _____ Fee _____ Annual/Qtrly/Monthly

If Boat Access – what water or waterways _____

of Bridges _____ Bridge Clearance _____ Water depth in canal/dock area _____

Boating or Waterway useful info _____

Landscaping features an acre, garden area, some fruit trees, front and back driveways

Special Plantings/Trees/Fruit some fruit trees

Special Home Features/Things you find important or unusual _____

Additional 30' x 40' 4-car detached garage with back driveway, with an office

Garage conversion extends the laundry room and adds a 4th bedroom with an en-suite bath.

Any items to be INCLUDED in sale _____

Any items to be EXCLUDED from sale _____

Copy of Survey Provided Yes/No

Copy of Elevation Provided Yes/No flood zone X

INFORMATION DEEMED RELIABLE BUT NOT GUARANTEED. PARTIES ARE ADVISED TO VERIFY