



**Prepared For Your Consideration By**  
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~ Tampa Bay Area Specialist ~



**MLS#: T2348834**

**Virtual Tour: [http://www.MyVisualTours.com/7101\\_Harborhills.wmv](http://www.MyVisualTours.com/7101_Harborhills.wmv)**

**7101 HARBORHILLS CT TAMPA FL 33615**

<b>Days On Market: 7</b>		<b>General Property Information</b>			<b>01/06/09 Exclusive Right to Sell</b>	
<b>Area:</b> 223	<b>Grid:</b> WD11	<b>County:</b> HB	<b>Status:</b> SLD		<b>List Price:</b> \$65,000.00	
<b>Property Type:</b> Single Family Home, One Story		<b>Square Feet:</b> 1284		<b>Source:</b> Public records		
<b>Bedrooms:</b> 3	<b>Full Baths:</b> 2	<b>Half Baths:</b> 0	<b>Garage:</b> 1 Car Garage		<b>Unit #:</b>	
<b>Pool:</b> N,	<b>Waterfront:</b> N,				<b>Lot Size:</b> 47X74	
<b>Land &amp; Site Information</b>						
<b>Legal:</b> TIMBERLANE SUBDIVISION UNIT NO 2 LOT 63 BLOCK 3				<b>Total Acres:</b> Up to 10889 Sq. Ft.		
<b>Subdivision:</b> 0AJ TIMBERLANE			<b>Zoning:</b> PD	<b>Lot &amp; Block:</b> 000630 000003		
<b>Sec/Twn/Rng:</b> 27/28/17	<b>Location:</b> Cul-De-Sac		<b>Utilities:</b> Cable Available County Water			
<b>Construction Information Exterior</b>						
<b>Year Built:</b> 1980	<b>Construction:</b> Block Stucco		<b>Roof:</b> Shingle			
<b>Features:</b> Fenced Patio/Porch Screened Utility Shed			<b>Architectural Style:</b>			
<b>Interior Features</b>						
<b>Living/Great Rm:</b> 16x13	<b>Family Rm:</b> 12x10	<b>Dining Rm:</b> 09x08	<b>Kitchen:</b> 09x09	<b>Dinette:</b>		
<b>Master Suite:</b> 15x10	<b>Bed Rm.2:</b> 11x10	<b>Bed Rm.3:</b> 11x09	<b>Bed Rm.4:</b>	<b>Bed Rm.5:</b>		
<b>Master Bath:</b> Shower No Tub		<b>Bonus Rm:</b>				
<b>Note: All Room Sizes are Approximate to the nearest plus or minus 1 foot.</b>						
<b>Appliances:</b> Dishwasher Disposal Hot Water Electric Range Range Hood Refrigerator						
<b>Kitchen Features:</b> Closet Pantry						
<b>Interior - Kitchen/Family Room Combo Living/Dining Room Combo Split Bedroom Volume Ceilings Layout:</b>						
<b>Interior Features:</b> Attic Ceiling Fan(s) Smoke Alarm(s)						
<b>Flooring:</b> Ceramic Tile						
<b>Air Conditioning - Cooling:</b> Central		<b>Air Conditioning - Heating:</b> Central				
<b>Taxes, Deed Information &amp; Other Fees</b>						
<b>Taxes:</b> \$2,682.00	<b>Tax Year:</b> 2008	<b>Tax ID:</b> U 27 28 17 0AJ 000003 000630		<b>Millage Rate:</b> 20.332	<b>Homestead Y/N:</b> N	
<b>CDD Y/N:</b> N	<b>Annual CDD Fee:</b> \$0.00	<b>Assoc Fee Required:</b> N	<b>HOA Annual Fee:</b>		HOA Payment Schedule	
<b>Ownership:</b> Fee Simple					<b>Special Tax Dist.Y/N:</b>	
<b>Community - HOA Optional Park Playground Rec Bldg Tennis Courts</b>						
<b>Features:</b>						

**Directions**

Sheldon RD & Old Memorial HWY, West to Right (North) on Timberland DR, to Left (West) on Westgate AV to Left (South) on Harborhills CT

**Remarks**

Bank Owned Home Sold In AS-IS Conditon. Large Master Bedroom & Master Bath. All appliances stay. Neutral ceramic tile throughout home. This will make a great home with a little Tender Loving Care or a great Rental Income Property. Nice size Family Room off kitchen leads to 18x13 screened porch and large fenced backyard. Sprinkler system not warranted & in AS-IS condition. Special Addendums Required to be agreed to and signed by buyer(s).

**Additional Info:** Bank-owned Fixer-upper Optional Assoc Sold As-Is Vacant

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ML# T2348834 \$65,000.00  
7101 HARBORHILLS CT  
TAMPA, FL 33615-2630  
3 Bedrooms, 2 full baths and 0 half baths

Subdivision: TIMBERLANE  
Sq Ft Heated: 1,284 Built: 1980  
Total Acreage: Up to 10889 Sq. Ft.  
Garage/Carport: 1 Car Garage Pool: N  
Water: N



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