

EXPENSES

	monthly		yearly
Water/Sewer	\$70	Hazard Insurance	?
Power	\$180	Flood Insurance	\$0
Lawn Care	\$90	Taxes	\$3797
Monthly Maintenance Fee	\$0	CDD	\$0
Pest/Termite	n/a	HOA/Condo Fee	\$0
		Voluntary Membership/Club Fee	\$75

MAJOR COMPONENTS & UPDATES

Roof	2018	Fridge	2018	Washer	n/a
HVAC	2016	Range	2018	Dryer	n/a
Water Heater	2018	Microwave	2018		
		Dishwasher	2018		
		Disposal	2018		

GREEN & COST-SAVINGS FEATURES

Newer roof, AC & appliances for energy efficiency. Ideal southern exposure. Rain barrels for water harvesting for exterior plants or potential food garden.

ITEMS EXCLUDED FROM SALE

- Tenants belongings
- Washer & dryer

COMMUNITY & RESTRICTIONS

Community management company:
Manager's name :

South Gate Community Association
www.southgatefl.com

	restriction description
Pet restrictions?	See county & HOA restrictions
Fence restrictions?	See county & HOA restrictions
Vehicle restrictions?	See county & HOA restrictions
Rental restrictions?	See county (one month minimum) & HOA restrictions

NEARBY FAVORITES

Solorzano Bros Pizza, Lazy Parrot Bar & Grill, Argentinian Pastry, Little Saigon Bistro, Forest Lakes Animal Clinic, Arlington Park, South Gate Circle, the shops & restaurants at Siesta & 41.... & the Legacy Trail will be opening soon to lead your adventures south to Palmer Ranch & Venice beach or north to downtown Sarasota!

ADDITIONAL PAPERWORK AVAILABLE

- Property Disclosures
- Floorplan
- Association Docs: www.southgatefl.com

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