

T2783105 604 N DOVER RD, DOVER, FL 33527

County: Hillsborough
Subdiv: ACREAGE
Beds: 5
Baths: 3/0
Pool: None
Property Style: Single Family Residence
Lot Features: Greenbelt, Pasture/Agriculture, Street Paved, Zoned for Horses
Total Acreage: 5 to less than 10
Garage/ Attch: Spcs:
Garage/Parking Features: Boat Parking, Garage Faces Rear, Garage Faces Side, Open Parking, RV Carport, Workshop in Garage
LP/SqFt: \$150.74

Status: Sold
List Price: \$325,000
Year Built: 1922
Special Sale: None
ADOM: 44
CDOM: 44
Pets:
Carport: Yes **Spcs:**
Heated Area: 2,156 SqFt
Total Area: 3,002 SqFt

Home Warranty Y/N: No
New Construction: No

Sold Date: 12/30/2015
Sold Price: \$275,000
SP / SqFt: \$127.55

'Income Property - go to Virtual Tour link below for income potential' -- 5 ACRE RANCH with MAIN HOUSE & separate COZY COTTAGE (mother-in-law suite) -- Homes are upgraded and in excellent condition -- Acreage can support 4 Horse Stalls (to be built) producing \$500 x 4 = \$2,000.00 income potential, plus \$700.00 (current) rental income for the cottage (could charge \$950.00) adds up to a total of \$2,950.00 monthly income -- MAIN HOUSE 3/2 (1,276 / 1,594 Sq/Ft) - Enjoy your early morning coffee on the lovely front porch with a relaxing country view from the top of the hill - inside is a double-sided real wood burning fire place, real wood floor entrance, large kitchen, screened in side porch, open back patio -- Sheds, RV-pad, power & under-cover parking -- Invisible dog fence -- COZY COTTAGE 2/1 (880 / 1,408 Sq/Ft) - Front porch, Great Room which includes Living Room & Kitchen, Master Bedroom with French Doors onto screened in porch, Master Bathroom, second long narrow guest or storage room -- DIRECTLY ACROSS THE ROAD IS "SYNDNEY DOVER TRAILS" COUNTY PARK FOR HORSE RIDING, BIKING, RUNNING ON A 7.5 MILE CIRCULAR COUNTRY TRAIL -- BUILDING 4 HORSE STALLS DIRECTLY ACROSS THE ROAD WILL BE OF GREAT CONVENIENCE TO 4 LUCKY HORSE OWNERS -- To see ALL these PICTURES & more in HIGH QUALITY go to ==> www.QuickVirtualTour.US/Dover604.pdf

Land, Site, and Tax Information

Legal Desc: N 1/2 OF S1/2 OF N 1/2 OF SE 1/4 OF NE 1/4
SE/TP/RG: 20-29-21
Subdivision #:
Tax ID: U-20-29-21-ZZZ-000004-07540.0
Taxes: \$1,193
Homestead: Yes

Zoning: AS-1
Future Land Use:
Zoning Comp:
Tax Year: 2014

Block/Parcel: 4
Front Exposure:
Lot #: 085616
Other Exemptions:
Mill Rate:

Ownership: Fee Simple
Flood Zone:
Floors in Unit/Home: One
Book/Page: 24-66
Existing Lease: Yes
Total # of Floors:
Land Lease Fee:
Lot Dimensions:

CDD: No **Annual CDD Fee:**
Complex/Comm Name:
Flood Zone Date:
Floor #:
Census Block:
Monthly Rental Amount: 700
Bldg Name/#:
Total Units:
Lot Size Acres: 5.00
Lot Size SqFt: 217,800

Interior Information

A/C: Central Air
Heat/Fuel: Electric
Utilities: Electricity Connected
Sewer: Septic Tank
Water: Public, Well
Fireplace: Yes-Wood Burning
Heated Area Source: Public Records

Appliances Incl: Microwave, Range, Refrigerator
Flooring Covering: Carpet, Ceramic Tile, Wood
Interior Feat: Ceiling Fans(s), Eating Space In Kitchen, Solid Wood Cabinets, Window Treatments

Room Type	Level	Dimen	Flooring	Features
Bedroom 2	First	10x11	Carpet	
Bedroom 3	First	10x10	Carpet	
Bedroom 4	First	20x6	Carpet	
Great Room	First	24x15	Ceramic Tile	
Kitchen	First	16x14	Ceramic Tile	Walk-In Pantry
Living Room	First	19x14	Wood	
Master Bathroom				Tub With Shower
Master Bedroom	First	16x10	Carpet	
Master Bedroom	First	17x10	Carpet	

Exterior Information

Ext Construction: Wood Frame
Roof: Shingle
Property Description:
Ext Features: French Doors, Fenced, Rain Gutters, Storage
Pool: None
Pool Features:
Patio And Porch Features: Deck, Patio, Porch, Screened
Foundation: Slab
Garage/Parking Features: Boat Parking, Garage Faces Rear, Garage Faces Side, Open Parking, RV Carport, Workshop in Garage

Garage Dim:
Architectural Style:

Pool Dimensions: **Spa:**

Community Information

HOA / Comm Assn: No
Condo Fee:
Elementary School: Nelson-HB
Association Approval Required: No
Lease Restrictions: No

HOA Fee:
HOA Pmt Sched:
Other Fee:
Middle School: Mulrennan-HB
Years of Ownership Prior to Leasing Required: No

Mo Maint\$(add HOA):
Housing for Older Per: No
High School: Durant-HB

Realtor Information

List Agent: [Smiley Papenfus](#)
List Agent E-mail: SmileyPapenfus@gmail.com
Sales Team:
List Office: [SIGNATURE REALTY ASSOCIATES](#)
Original Price: \$380,000
List Date: 10/08/2015
Previous Price: \$380,000

Representation:
Owner: SHARON L & RONALD K PARRISH
Financing Avail:

Contract Status: **Contract:** 11/21/2015

Selling Agent: [Smiley Papenfus](#)

Sold Date: 12/30/2015

Terms: Cash

Sold Remarks:

Single Agent: 3%-\$330

Realtor Info: Sold As-Is

Confidential Info:

Showing Instructions: Call Listing Agent, Combination Lock Box, Occupied, Use ShowingTime Button

Driving Directions: From 60 North on Dover Rd for about a ¾ mile -- Property on left hand side -- Opposite "Sydney Dover Trails" County Park for Horses, Biking, Running (7.5 mile trail) -- On corner of Thomas Cooper Rd which runs all the way up the East side of the property.

Realtor Remarks: Call Smiley 813.600.3292 -- Hit the show button -- Unbranded Quick Virtual Tour has additional 'High Quality Pictures' (FWD to client) -- Sellers disclosure ATTACHED -- Executive Title -- Square footage from county records -- All room sizes are approximate -- THE FRONT GATE HAS A DUMMY LOCK - make it appear locked when you leave.

List Agent ID: 261536700
List Agent Fax: 813-643-5776

List Office Fax: 813-643-5776

Price Change: 10/21/2015

Listing Service Type: Full Service

Owner Phone:

Association/Manager Name:

Association/Manager Phone:

Days to Cont: 44

Sell Office: [SIGNATURE REALTY ASSOCIATES](#)

Sold Price: \$275,000

Seller Credit: \$0

Non-Rep: 0%

List Agent Direct: 813-600-3292

List Agent Cell: 813-765-6145

Call Center #:

List Office ID: 673900

List Office Phone: 813-689-3115

LP/SqFt: \$150.74

Expiration Date: 04/30/2016

Listing Type: Exclusive Right To Sell

Exp Clsg Date: 01/07/2016

Days to Closed: 83

SP/LP Ratio: 85

Trans Broker: 3%-\$330