

## "PALM HAVEN COTTAGE" #34J-PL



**"Palm Haven Cottage" #34J-PL**

**\$49,999**

Year Built	2006
Bedrooms	2
Bathrooms	2
Square Feet	1488
Furnished	No
School District	Davie

Its prime location on a corner lot, surrounded by lush landscaping, including mature trees and shrubs gives 'Palm Haven Cottage' ample curb appeal. The charming, full front porch and covered car port with space for two-car parking enhance the desirability of this magical two-bedroom two-bath home. The open-plan layout combines the living room, dining area and kitchen within a common space. Beautiful new hardwood laminate flooring throughout is a meaningful upgrade. The spacious living room has ample natural light invited in through two wide mini-blind treated windows. A chandelier fan adds an elegant element to the living room while adding pleasant ventilation to the area. The ample dining area is spacious enough for seating for 6-8 and has mini-blind treated windows on adjacent walls that present views of the pretty outdoor landscaping. A lampshade hangs over the area reserved for the dining table. The open kitchen has all-white cabinetry that provides ample storage and has matching high end stainless steel appliances, including a smooth top range, built in microwave, dishwasher and side-by-side refrigerator with door-through ice. Its highlight is a two-tiered island with extra counter space on the lower tier whereas the higher tier has an overhang, which makes it perfect as a bar counter with stools when entertaining guests or for a quick informal snack. A separate laundry room near the kitchen comes with connections for a clothes washer and dryer. The master bedroom in 'Palm Haven Cottage' is bright and airy with an extra-wide mini-blind treated window beautifully framing the Florida tropics outside. It has a spacious en suite bath with premium features,

including separate 'his & hers' built-in counter top basins with storage cabinets underneath and a shower stall with sliding glass doors. The second bathroom has a built-in counter top basin with storage as well as a bath and shower. Finally, like all homes in this lovely lakeside community, you will enjoy central air and heat, off-street covered parking, your own outdoor storage shed, professional landscaping and sprinkler system, and access to the community's extensive recreational amenities including enormous heated pool complex, fitness center, tennis, basketball, clubhouse, sauna, lake recreation and more.

To schedule a tour of this lovely home, contact Linda Lyons, listing agent, at (954) 417-8749. Ask for "Palm Haven Cottage" #34J-PL.

