

"VILLA TOSCANA" #35/11-PL**"Villa Toscana" #35/11-PL****\$120,000**

Year Built	2011
Bedrooms	3
Bathrooms	2
Square Feet	1620
Furnished	Yes
School District	Davie

NOTE: Virtually Staged Photos!

FANTASTIC DEAL!

Here is another elegant Rexmere Village floorplan custom created by our renowned professional decorator. Step inside and immediately feel the ample space and light offered by this home's more than 1,600 SF of living space. The charming and cheerful kitchen features high end designer styled cabinetry, ceramic tile floors, a decorative "hearth" style cooking area and stainless steel cooking vent. The kitchen also features all appliances including a smooth-top range, in-cabinet microwave and dishwasher built into a charming two-tier kitchen island with snack bar. The family room adjoining the kitchen is an unusual and special feature. It has sliding glass doors leading to a lovely covered rocking chair porch overlooking a private back area. This is the **ONLY** interior lot raised back porch in Rexmere Village and offers extreme privacy along with fresh air. Couple this with the ability to fence in the yard and you have a great situation for Fido! Discerning buyers will appreciate high end touches, such as wood laminate floors, beautiful knockdown plaster walls in the main living areas, baseboard and crown molding, decorative light fixtures, and ceiling fans throughout. Finally the master bath merits special mention. Not only is it enormous with abundant counter space, but also features separate his-and-her sinks, a large walk in closet and lovely ceramic tile floors. Finally, like all homes in this desirable lakeside community, you will appreciate the off-street covered parking, energy efficient

central air and heat, your own 5x7 outdoor storage shed, and access to the community's extensive recreational amenities including fitness, tennis, basketball, shuffleboard, putting green, clubhouse, sauna, heated pool complex, lake recreation and more.

For more information and to schedule a tour, call Dee Myers at (954) 858-5770

