

## "SUNSET ON THE LAKE" #16/5-PL



**"Sunset on the Lake" #16/5-PL**

\$140,000

Year Built	2008
Bedrooms	3
Bathrooms	2
Square Feet	1568
Furnished	No
School District	Davie

'Sunset on the Lake' is a beautiful three-bedroom, two-bath home set in a prime location on the waterfront. The highlight of this house is its design, which optimizes the view of the sunset over the lake. The large deck on the waterfront and the big shaded tree nearby are premium features that add to the desirability of this home. It also has a spacious back porch, with gorgeous deck flooring, which presents another vantage point for enjoying the sunsets or taking in the lush tropical scenery in the surrounding community. The open-plan design in its interiors combines the living area, dining room and kitchen. However, partition screens and the layout visually separate the three areas, and the kitchen is tucked away from direct views from the living room – a convenient feature when entertaining guests. The living room and dining area have lovely hardwood laminate flooring, while the kitchen has maintenance-free vinyl tiles. The living room is bright and airy with ample natural light invited in through two mini-blind treated windows. It has a chandelier fan that helps to control the ventilation in the room. The dining room too has two mini-blind treated windows that keep the area bright. It also has a lampshade hanging over the space reserved for the dining table. The large kitchen comes with all-white cabinetry that provides ample storage. It comes with essential modern appliances, including a stove/oven, refrigerator, microwave and a new dishwasher. Beyond the kitchen is a breakfast area that presents a view of the waterfront through sliding glass doors that lead to the back porch. There's a small room near the kitchen, which is equipped with a clothes washer and dryer. All the bedrooms in

the house come with beautiful hardwood laminate flooring and ceiling fans. The master bedroom is spacious and has two mini-blind treated windows that frame the gorgeous scenery outdoors and invite natural light into the space. The en suite bathroom has modern features, including separate 'his & hers' sinks. 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, new fitness center overlooking the pool and lake, tennis, basketball, clubhouse, sauna, relaxation room, lake recreation and more.

To schedule a tour of this lovely home, contact Lyne Lemire, listing agent, at (954) 871-2124. Ask for "Sunset on the Lake", 16/5-PL

