



For sale. \$ 65,000.00
76 LAS NARANJAS LLANO GRANDE



76 Las Naranjas, Mercedes, 78570, TX

Cute as a bug!

ON CORNER LOT! Beautiful furnished 2BR 1 1/2BA, with 910 sq. ft. of living space. Attached is a nice size Texas Room which can be used for relaxing and entertaining. The location of this home is fantastic as it is situated on a corner (**leased**) lot and in a 55+ community. Laminate floors throughout the home, walk-in shower & stackable washer/dryer. Custom built cupboards are the focal point of the home. Half bath added in February, 2024. New heating and cooling system installed in March, 2024. A covered sitting area at the back of the home to enjoy your morning coffee & entertain friends. Storage shed to store your golf clubs and other items. A covered carport to park your golf cart and vehicle. It is within walking distance to most amenities in the park, including a golf course nearby. Join your friends and make this lovely place your Winter home! Call Sales Agent, Bernie Ohlhauser @303-204-6028 for your personal showing.



Name	Bernie Ohlhauser
Address	602 N Victoria Rd #3000, Donna, Texas
Phone	(303) 204-6028
Email	amobmo1@gmail.com

BASE INFORMATION:

Bed	: 2
Bath	: 1

CONVENIENCE:

General Amenities: Park Provided
 WiFi, Park Provided Cable TV, Heat Pump, Electric Hot Water, Electric Heat,
Appliance Amenities: Washer/Dryer, Refrigerator, Microwave, Electric Stove,
Community Amenities:
 Woodshop, WiFi, Tennis, Spa / Hot Tub, Shuffle Board, Schedule Entertainment, RC Track, Pickle Ball, Outdoor Pool, Large Sites, Horseshoes, Grassy Sites, Golf Course, Gated, Fitness Center, Dog Park,
Exterior Amenities: Shed, Metal Roof, Covered Patio, Corner Lot, Carport,
Interior Amenities: Walk In Shower, Thermal Windows, Laminate/Tile/Vinyl/Wood Flooring, Furnished - Fully,

MORE INFORMATION

Tax Information

County Tax : 544.47

Listing Information

Square Footage : 910.00 Siding type : Vinyl Lot Rent : 586.25 Manufacture Year : 1980 Box Size : 14x65 Building Type : Manufactured Home Electric

