



- Mycounty Association of REALTORS® -

999 ADDRESS

Area: 54 Map Code: L9

Mycity  
Withdrawn  
Conditional

34234  
7/28/2006

LP: \$999900/\$

Subdiv: Bent Tree  
Prop ID: 888888  
Legal: LOT 22  
ElemS: Other  
MiddS: Mcintosh  
HighS: Riverview

County Mycount  
TRS:

ML#: 999999  
Broker: TBNH03  
Zone: OUI1

Typ: EA  
RgePr: N

Click to visit virtual tour

General Information

Sq Ft: /Tax Roll Contemporary, Custom  
Bdrms: 3/ Main Bedroom Ground Level  
#Baths: 3/0  
Parking: 2/AttGar  
Lot Info: 10630 Half<  
Waterfront: Lake or Lagoon  
Water View:  
Pool: Yes Caged, Concrete, In Ground  
SubDvlnf: Mandatory HOA, Subdivision Restrictions

Gross SqFt: 2217  
SqFt 1st Fl: 1658  
SqFt 2nd Fl: 559  
Year Blt: 1984/  
Living Ar:  
#CeilFans:  
Rear Exp:

Water Access:  
Poss: Immediately  
Terms:

Approx Dimensions

LR/Great: 23 X 18 M Bdrm: 15 X 16 3rd Bdrm: 13 X 13 Fam Rm:  
Dine Rm: 14 X 11 2nd Bdrm: 12 X 11 4th Bdrm: Den: Kitchen: 15 X 11 BNS/FL:  
Dir: PROCTOR ROAD TO BENT TREE.. LEFT.. RIGHT ON HAWKSHEAD RIGHT ON SILKWOOD  
Rmk: REDUCED 20,000...BELOW APPRAISAL....EXECUTIVE BENTTREE AT END OF CUL-DE-SAC WITH WONDERFUL WATER  
VIEW. WIDE OPENFLOOR PLAN WITH NEW KITCHEN AND UPGRADES. GORGEOUS CUSTOM FIREPLACE GREAT POOL  
AREA AND LANAI.  
AgtRmk: 4% IF CLOSED BEFORE MARCH 20TH.VACANT COMBO

Additional Features & Utility Information

Constr: Stucco Over Frame Roof: Asphalt / Fiberglass  
Floor: Wood Windows:  
Interior: Breakfast Bar, Open Plan, Separate Dining Rm, Solid Surface Counter, Utility In Living Area, Walk-in Closet(s), Window  
Coverings, Wood Cabinets  
Exterior: French Doors, Private Setting, Some Trees, Wood Decking  
Oth Parking:  
Eqp/Apl: Auto Garage Door Opener, Dishwasher, Disposal, Dryer, Laundry Tub, Range, Refrigerator, Smoke Detectors, Washer  
Energy: Fireplace:  
Heating: Central Electric Water: Central Water  
Cooling: Central Electric Sewer: Central Sewer  
Special:  
Feelnci: Oth: Screened Porch/Lanai

Financial Information

Annual Assoc Fee: \$540 Gross Prop Tax: \$4,181/ Homestead Exemption  
SpAsmnt:

Office Information

List PID: 999999 Ofc Name: MyRealty Ofc Phn: 991-992-9999  
Listers Email: Ofc Addr: 9999 SR99 East Ofc Fax: 991-999-9999  
NonRepComp: 4 Agt Name: Myname Cel Phn:  
BuyAgtComp: 4 Co-Agent:  
TranAgtComp: 4 Own Name: CONFIDENTIAL Oth Phn: 999-9969  
NoRep: N ShowInstr: Combo Lock Box, Sched w/List Agt, No Sign, Vacant Own Phn:  
LD: ED: WD: Bonus:  
PhotoInstr: NOPHOT Rep: Internet: Y  
LTD SVC: N MLS Only: Y Call Cntr:

Mycounty MLS, 2006 - Fictitious data

OwnerLastname, OwnerFirstname   
(999) 999-9999





- Mycounty Association of REALTOR®



999 Myaddress

Mycity

99999

LP: \$999900/\$

Area: 93

Map Code: V-34

Withdrawn

7/28/2006

Unconditional

Subdiv: County: Mycounty

ML#: 999999

Typ: ER

Prop ID: 888888

TRS:

Broker: LRRC

RgePr: N

Legal:

Zone

RE

ElemS: Other

MiddS: Other

HighS:

General Information

Sq Ft: 1614/Builder/Architect Maintenance Free, Villa
Bdrms: 3/3 Main Bedroom Ground Level
#Baths: 2/0 Dual Sinks, Separate Tub & Shower
Parking: 2/AttGar Drive Space
Lot Info: .20 Half< Golf Course, Green Belt

Gross SqFt: 2501
SqFt 1st Fl:
SqFt 2nd Fl:
Year Blt: 2005/
Living Ar: GR
#CeilFans:
Rear Exp: E

Waterfront:

Water View: Water

Water Access:

Pool: Community
Cable TV, Community Pool, Community Tennis Courts,
Gate Guarded, Golf Course Community, Maintenance

Poss: Negotiable

SubDvlnf: Other, Maintenance Yard, Mandatory HOA, Private
Road, Sidewalk, Street Lights, Subdivision Restrictions,
Under Gnd Utilities, Community Development District

Terms:

Approx Dimensions

LR/Great: 23 X 22 M Bdrm: 18 X 13 3rd Bdrm: 11 X 10 Fam Rm: Kitchen: 14 X 10 BNS/FL:
Dine Rm: 2nd Bdrm: 11 X 11 4th Bdrm: Den: Utility: 9 X 6 Lanai: 26 X 13

Dir: I75 to Laurel Road exit, east to Venetian Golf & River Club, to security gate and directions from there will be provided.
Rmk: Maintenance free Dolci Grand Villa in the fabulous Venetian Golf and River Club. Water and Golf Course Views within a short
walk to the resort style Membership Health Club and Restaurant. 5 foot Extension on Master Bedroom and Great Room. Granite
Counters, Cherry Hardwood Cabinets, Double Sliding Glass Doors, Extended Tile in Living Areas, Paver Driveway and
Walk, Screened Lanai, Side-Load Garage, Professional Landscaping.

AgtRmk: Taxes have not yet been established on this property. Tax ID#

Additional Features & Utility Information

Constr: Concrete Block Stucco
Floor: Carpet, Ceramic
Interior: Breakfast Bar, Combo Living/Dining Rm, Eat-In Kitchen, Foyer Entry, Great Room, Open Plan, Pantry, Solid Surface Counter,
Utility In Living Area, Walk-in Closet(s), Wood Cabinets
Exterior: French Doors, Private Setting, Room For Pool, Sliding Glass Door
Oth Parking: Drive Space
Eqp/Apl: Auto Garage Door Opener, Dishwasher, Disposal, Dryer, Laundry Tub, Microwave Oven, Range, Refrigerator, Smoke Detectors,
Washer
Energy: Natural Gas, Solar Film/Tinted Windows
Heating: Central Gas
Cooling: Central Electric
Special: Subdivision Rest Avail, Community Development District(CDD) Addendum Required
Feelnc: Cable TV, Common Grounds, Common Pool,
Landscape/Lawn, Private Road, Public Insurance,
Recreational Facilities, Reserve, Security, Pest Control
Roof: Flat Tile
Windows: Single Hung
Fireplace: N
Water: Central Water, Reclaimed Water, Sprinklers
Sewer: Central Sewer
Oth: Screened Porch/Lanai

Financial Information

Annual Assoc Fee: \$2,980 Gross Prop Tax: \$0.00 / County
SpAsmnt: 440

Office Information

List PID: 9999999 Ofc Name: MyRanch Realty Ofc Phn: 991-997-9999
Listers Email: Ofc Addr: 9999 MyAdd Street Ofc Fax: 991-999-9999
NonRepComp: .10 Agt Name: Myname Cel Phn: 991-997-9999 Hme Phn: 991-999-9999
BuyAgtComp: 3.0 Co-Agent: Oth Phn:
TranAgtComp: 3.0 Own Name: On File Own Phn:
NoRep: N ShowInstr: Call Office, No Sign, Vacant ED: WD: 7/28/2006 Bonus:
LD: Rep: TRANS BROKER Internet: Y
PhotoInstr: SUBMIT Rep: TRANS BROKER Call Cntr: 991-99 -9999
LTD SVC: N MLS Only: N

OwnerLastname, OwnerFirstname
(999) 999-9999





- Mycounty Association of REALTOR®

**9999 Mydrive**      **Mycity**      **99999**      **LP: \$999990/\$**  
**Area: 131**      **Map Code: F-8**      **Expired**

**Subdiv:**      **County: Mycounty**      **ML#: 999999**      **Typ: ER**  
**Prop ID: 9997-99-9999**      **TRS:**      **Broker:**      **RqePr ↑**  
**Legal: Long Legal**      **Zone: RSF-3**  
**ElemS:**  
**MiddS:**  
**HighS:**

General Information

<b>Sq Ft:</b> 1985/Tax Roll      Ranch	<b>Gross SqFt:</b>	<b>Year Blt:</b> 1961/
<b>Bdrms:</b> 2/3 Main Bedroom Ground Level	<b>SqFt 1st Fl:</b>	<b>Living Ar:</b> GR
<b>#Baths:</b> 2/0 Shower Only	<b>SqFt 2nd Fl:</b>	<b>#CeilFans:</b>
<b>Parking:</b> 2/AttGar Drive Space		<b>Rear Exp:</b> N
<b>Lot Info:</b> 114x96 Half<		
<b>Waterfront:</b>		
<b>Water View:</b>	<b>Water Access:</b> Deeded Beach Access	
<b>Pool:</b> No	<b>Poss:</b> Negotiable	
<b>SubDvInf:</b> Voluntary HOA	<b>Terms:</b> Conventional Mtg	

Approx Dimensions

<b>LR/Great:</b> 22 X 15	<b>M Bdrm:</b> 14 X 14	<b>3rd Bdrm:</b>	<b>Fam Rm:</b>	<b>Kitchen:</b> 12 X 11	<b>BNS/FL:</b> 22 X 12
<b>Dine Rm:</b> 12 X 12	<b>2nd Bdrm:</b> 13 X 11	<b>4th Bdrm:</b>	<b>Den:</b> 15 X 12	<b>Utility:</b>	<b>Lanai:</b> 17 X 17
<b>Dir:</b> Venice Ave W: L on Harbor Drive: R on Alhambra: L on Park Blvd: R on Gulf Manor					
<b>Rmk:</b> Special find! This stylish Venice Island Home in private enclave with private beach is updated with flair and ready to move into. Custom construction elements abound in this fabulous location only steps to deeded, dedicated beach. Truly wonderful!					
<b>AgtRmk:</b> Lister accompany - owner occupied - please give prior notice for showing appointments.					

Additional Features & Utility Information

<b>Constr:</b> Concrete Block	<b>Roof:</b> Built Up
<b>Floor:</b> Carpet, Marble/Stone, Wood	<b>Windows:</b>
<b>Interior:</b> Breakfast Bar, Combo Living/Dining Rm, Eat-In Kitchen, Kitchen/Bathrooms Updated, Open Plan, Window Coverings	
<b>Exterior:</b> Fence, Outdoor Shower, Sliding Glass Door, Storm Shutter	
<b>Oth Parking:</b> Drive Space	
<b>Eqp/Apl:</b> Auto Garage Door Opener, Dishwasher, Disposal, Dryer, Microwave Oven, Range, Refrigerator, Washer	
<b>Energy:</b>	<b>Fireplace:</b> N
<b>Heating:</b> Central Electric	<b>Water:</b> Central Water
<b>Cooling:</b> Central Electric	<b>Sewer:</b> Central Sewer
<b>Special:</b> HOA Disclosure Avail, Lead Paint Disclosure Req, Seller Prop Disclosure Avail	
<b>FeeIncl:</b> Common Grounds	<b>Oth:</b> Florida Room

Financial Information

**Annual Assoc Fee:** \$50.00      **Gross Prop Tax:** \$1,825/ Homestead Exemption  
**SpAsmnt:**

Office Information

<b>List PID:</b> 999999	<b>Ofc Name:</b> My Company	<b>Ofc Phn:</b> 991-991-9991
<b>Listers Email:</b>	<b>Ofc Addr:</b> 999 Myaddr Avenue	<b>Ofc Fax:</b> 991-994-9999
<b>NonRepComp:</b> 3.0	<b>Agt Name:</b> My AgtName	<b>Cel Phn:</b> 991-994-9999
<b>BuyAgtComp:</b> 3.0	<b>Co-Agent:</b>	<b>Hme Phn:</b>
<b>TranAgtComp:</b> 3.0	<b>Own Name:</b> Owner	<b>Oth Phn:</b>
<b>NoRep:</b> N <b>ShowInstr:</b> Lister Accompany, Sched w/List Agt		<b>Own Phn:</b>
<b>LD:</b>	<b>ED:</b> 7/27/2006	<b>Bonus:</b>
<b>PhotoInstr:</b> TAKE	<b>Rep:</b>	<b>Internet:</b> Y
<b>LTD SVC:</b> N	<b>MLS Only:</b> N	<b>Call Cntr:</b> 941-308-7777

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OwnerLastname, OwnerFirstname □

(999) 999-9999 □