

MLS # RX-10707892 - Active



List Price: \$575,000
 Sold Price: \$
 Bedrooms: 4
 Bathrooms: 2.1
 Garage: 2.0
 Pvt Pool: Yes 30x13
 Liv SqFt: 2,732
 Tot Sq Ft: 3,520
 Waterfront: Yes
 Wtr Type: Lake
 Pets: Restricted
 Front Exp: South
 Year Built: 2002
 Short Sale: No
 Model: Madrid

Kitchen	14	X	11
Dining Room	13	X	12
Family Room	17	X	16
Living Room	17	X	15
Master Bedroom	19	X	18
Bedroom 2	13	X	11
Bedroom 3	11	X	11
Den	13	X	12
Utility Room	8	X	5
Patio	55	X	28
Porch	17	X	17

Subdivision: Valencia Falls
 Address: 7221 Francisco Bend Drive
 Delray Beach FL 33446

HOA or Cond: HOA Mandatory
 Fee: 599.34
 App Fee: 350

Min Days Lease:
 Special Asmt: No
 Units/Complex: 705

Beautiful Madrid model with 3 bedrooms + den and 2.5 baths featuring a beautiful lake view and private free form pool. Upgrades include new window treatments and plantation shutters, New HVAC system, Crown molding, foyer tile inlay, Den built-in wall units, 20-inch neutral tile throughout (no carpet), Accordion storm shutters, Granite kitchen tops, and more. Valencia Falls is a top 55+ community with tons of amenities including a Café. HOA Fee includes exterior painting of house, lawn care, alarm monitoring, cable, phone and internet.

Construction:	CBS	View:	Lake; Pool
Flooring:	Tile	Restrict:	Buyer Approval; Commercial Vehicles Prohibited; Lease OK w/Restrict; No Lease First 2
Furnished:	Unfurnished		Years; Other
Roof:	S-Tile	Taxes:	County Only; Homestead
Security:	Burglar Alarm; Gate - Manned	Special Info:	
Dining Area:	Breakfast Area; Formal	Rooms:	Den/Office; Family; Laundry-Inside
Master:	Dual Sinks; Mstr Bdrm - Ground; Mstr Bdrm - Sitting; Separate Shower; Separate Tub	Lot Description:	< 1/4 Acre; Sidewalks; Treed Lot
Included:	Auto Garage Open; Dishwasher; Disposal; Dryer; Microwave; Range - Electric; Refrigerator; Smoke Detector; Storm Shutters; Washer; Water Heater - Elec		
Subdiv. Amenities:	Basketball; Bike - Jog; Billiards; Bocce Ball; Café/Restaurant; Clubhouse; Fitness Center; Internet Included; Manager on Site; Pickleball; Pool; Putting Green; Sauna; Shuffleboard; Sidewalks; Spa-Hot Tub; Tennis		
Exterior Features:	Auto Sprinkler; Covered Patio; Fence; Open Patio; Screened Patio; Shutters		
Interior Features:	Closet Cabinets; Ctdrl/Vault Ceilings; Pantry; Roman Tub; Split Bedroom; Volume Ceiling; Walk-in Closet		



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