

MLS # RX-10781267 - Active



List Price: **CALL TO VERIFY**
Bedrooms: 4
Bathrooms: 3.1
Garage: 3.0
Pvt Pool: No
Liv SqFt: 2,615
Tot Sq Ft: 3,467
Waterfront: Yes
Wtr Type: Lake
Pets: Restricted
Front Exp: South
Year Built: 2012
Short Sale: No
Model: Julia

Kitchen	13	X	13
Dining Room	14	X	11
Living Room	22	X	20
Master Bedroom	17	X	16
Bedroom 2	13	X	11
Bedroom 3	12	X	12
Den	14	X	11
Den	10	X	8
Utility Room	8	X	6
Patio	22	X	20

Subdivision: Valencia Reserve
Address: 9143 Ribbons Ridge Point
 Boynton Beach FL 33473

HOA or Cond: HOA Mandatory
Fee: 607.33
App Fee: 200

Min Days Lease:
Special Asmt: No
Units/Complex: 1,045

NOTE: This sale requires a short term leaseback. Call for details. Gorgeous Julia model with 3 bedrooms + den, 3.5 baths and an amazing lake view from the extended screened patio. Upgrade highlights include: Full house generator, custom glass entry doors, fabulous kitchen and bath upgrades, tile throughout (no carpet), built-in wall units in the great room and den, Crown molding, built-in closet systems, intercom, upgraded landscaping, gutters, accordion storm shutters, 2019 Carrier A/C, and so much more. Valencia Reserve is a top 55+ community with tons of amenities. HOA Fee includes exterior painting of house, lawn care, alarm monitoring, cable and internet!

Construction: CBS	View: Lake
Flooring: Tile	Restrict: Buyer Approval; Lease OK w/Restrict; Tenant Approval
Furnished: Unfurnished	Taxes: County Only
Roof: S-Tile	Special Info: Sold As-Is
Security: Burglar Alarm; Gate - Manned; Gate - Unmanned; Security Sys- Owned	Rooms: Den/Office; Great; Laundry-Inside
Dining Area: Breakfast Area; Formal; Snack Bar	Lot Description: < 1/4 Acre; Sidewalks; Zero Lot
Master: Dual Sinks; Mstr Bdrm - Ground; Separate Shower; Separate Tub	
Included: Auto Garage Open; Dishwasher; Disposal; Dryer; Generator Whole House; Intercom; Microwave; Range - Electric; Refrigerator; Smoke Detector; Washer; Water Heater - Elec	
Subdiv. Amenities: Basketball; Bike - Jog; Billiards; Cabana; Café/Restaurant; Clubhouse; Community Room; Fitness Center; Game Room; Manager on Site; Pickleball; Picnic Area; Pool; Sidewalks; Spa-Hot Tub; Tennis; Workshop	
Exterior Features: Auto Sprinkler; Covered Patio; Lake/Canal Sprinkler; Open Patio; Screened Patio; Shutters; Zoned Sprinkler	
Interior Features: Built-in Shelves; Entry Lvl Lvng Area; Foyer; Laundry Tub; Pantry; Roman Tub; Split Bedroom; Volume Ceiling; Walk-in Closet	



Information is deemed to be reliable, but is not guaranteed. © 2022 MLS and FBS. Prepared by Jeffrey J. Katz P.A. on Friday, March 04, 2022 11:39 AM. The information on this sheet has been made available by the MLS and may not be the listing of the provider.