

Visit www.Valencia-Pointe.com for more details!



Price: Call to Verify
Bed: 3
Bath: 2.0
Garage: 2.0
Pvt Pool: N
Liv SqFt: 1,503
Tot SqFt: 2,064
Waterfront: Y
Wtr Type: LAKE
Pets: R
Days Mkt:
Front Exp: S
Year Built: 2008
MLS #: R3252448

Living Rm: 19 X 16
Kitchen: 10 X 10
Dining Rm: X
Dining Ar: 11 X 10
Utility: 6 X 6
Den: 11 X 11
Family Rm: X
Florida Rm: X
Patio/Balc: 26 X 8
Porch: 26 X 8
Master BR: 15 X 12
Bedroom 2: 12 X 11
Bedroom 3: X
Bedroom 4: X
Bedroom 5: X

Subdivision: Valencia Pointe
Address: 6783 Shamrock Trl
 Boynton Beach, FL 33437

Development: Valencia Pointe
Model Name: Sophia
Units/Complex: 690

Floors/Bldg: 1
Units/Bldg:
Unit Flr #:

HOA or Cond: HOA
Fee: \$1267 / QTR
App. Fee: 260

Mbrshp Equity:
Land Lease:
Rec Lease:

Min Day/Lease: 210
Lease Times/Yr: 1
Spec Asmt: N

Remarks: Sophia model on lake with approx. \$48,000 in builder upgrades. Upgrades include extended covered patio, gourmet kitchen, hurricane shutters, landscaping and more. Please call for a full list of upgrades

Construction	Exterior Feature	Lot Description	Restrictions	Clubhouse	Waterfront Desc
CBS	Covrd Patio Auto Sprink Shutters	Zero Lot	Adult 55+	Exer Room Commun Room Picnic Area Sidewalk Mgr on Site	Lake
Cooling Central	Flooring Carpet Ceramic Tile	Maintenance Fee Includes Common Area Lawn Care Common Area RE Tax Security Manager Cable	Rooms Great Den	Taxes County Only Homestead	
Dining Din-Liv	Furnished Furn-Neg Unfurnished	Master Bdrm Bath Sepshower	Security Burg Alarm Sec Syst/Own Gate-Manned Gate-Unman	Terms Considered Conventional Cash	
Equipment Dryer Washer Range Refrigerator Dishwasher Elec Wtr Htr Disposal Microwave Smoke Detect Auto Gar Dr	Heating Central	Parking Att Garage	Special Information Sold As-Is	Utilities 3-Phase Elec	
	Interior Feature Split Bedrms Wlk In Clos	Possession At Close	Subdivision Info Pool Tennis Bike - Jog	View Lake	

Additional Photos:

