

MOVE RIGHT IN!



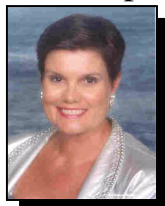
500 L'Ambiance Circle #201

\$574,900.00

Area:	Pelican Bay/L'Ambiance	Bathrooms:	2
Style:	Low rise	Bedrooms:	3
Square Feet:	1928	Master Bedroom:	13x16
Year built:	1995	Bedroom #2:	14x13
Taxes:	\$6,041.00	Bedroom #3:	11x13
Parking:	1 Car Attached Garage	Livingroom:	21x14
Condo Fee:	\$1,485.00 Quarterly	Diningroom:	12x10
Master HOA	\$1,037.00 Annually -	Familyroom:	12x12
	Included in L'Ambiance fee	Kitchen:	09x12
Special HOA Asm	\$500. 2008-2010	Laundry:	In Unit

Be ready to be impressed with this sunny tastefully decorated end unit! Relax on the lanai or living room to spectacular views of two waterfalls, a lake and a stunning fountain. All 3 bedrooms in this home are separated to assure privacy. This home features a family room off the kitchen and a combination living room dining room. The sun drenched kitchen features loads of cabinets with a center island. Corian countertops make cleaning a breeze, so you can enjoy the beach at Pelican Bay. Unit has newer A/C. Lanai hurricane shutters are an added plus!

L'Ambiance allows one pet any size. On 9/24/2007 Pelican Bay adopted a special capital assessment of \$500.00 per year for 2008 - 2010.



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