

**Status:** SOLD  
**List Price:** \$150,000  
**Ownership:** Condo - Sale  
**BR/FB/HB:** 2/2/0  
**Lot AC/SF:** /  
**Lvls/Fpls:** 1 / 0  
**Tot Fin SF:** 1210  
**Year Built:** 1984  
**TOT EST CHRGS:** \$2,710  
**Tax Yr:** 2006  
**Ground Rent:**  
**Style:** Other  
**Type:** Hi-Rise 9+ Floors



**Close Price:** \$147,500      **Close Date:** 27-May-2009      **Subsidy:** \$6,538      **Contract Date:** 25-Apr-2009  
**Foreclosure:** No      **Auction:** No      **Potential Short Sale:** No  
**Legal Sub:** The Grns At Leisure Wrld      **HOA Fee:** /  
**Adv. Sub:** The Grns At Leisure Wrld      **C/C Fee:** \$437.00/ Monthly  
**Model:** GG      **Condo/Coop Proj Name:** THE GREEN AT LEISUR  
**Map Coord:** 30D2

	Total	Main	Upr1	Upr2	Lwr1	Lwr2	Schools:
BR:	2	2	0	0	0	0	ES:
FB:	2	2	0	0	0	0	MS:
HB:	0	0	0	0	0	0	HS:

**Master Bdrm:** Main      **Fifth Bdrm:**      **Rec Rm:**  
**Master Bdrm 2:**      **Living Rm:** Main      **Den:**  
**First Bdrm:**      **Dining Rm:** Main      **Library:**  
**Second Bdrm:** Main      **Kitchen:** Main      **Sitting:**  
**Third Bdrm:**      **Brkfast Rm:**      **Othr Rm 1:** Main  
**Fourth Bdrm:**      **Family Rm:**      **Othr Rm 2:** Main  
**Othr Rm 3:**  
**Foyer :**  
**Garage:**  
**Carpport:**  
**Unfinished:**

**Exterior:**  
**Exterior Const:** Brick  
**Other Structures:** Above Grade  
**Lot Desc:**  
**Basement:** No  
**Parking:** Unassigned  
**Heating System:** Forced Air  
**Water:** Public  
**Cooling System:** Central A/C  
**Sewer/Septic:** Public Sewer  
**Gar/Crpt/Assgd Spaces:** //  
**Heating Fuel:** Electric  
**Hot Water:** Electric  
**Cooling Fuel:** Electric  
**Soil Type:**

**Appliances:** Dishwasher, Disposal, Exhaust Fan, Oven/Range-Electric, Refrigerator, Washer/Dryer Stacked  
**Amenities:** MBR-BA Full, Master Walk-in Closet, Shades/Blinds, W/W Carpeting, Washer/Dryer Hookup  
**HOA/C/C Fee Includes:** Comm Center, Management, Master Ins Policy, Pool(s), Rec Facility, Reserve Funds, Security, Snow Removal, Tennis Courts, Trash Removal

**HOA/C/C Amenities:** Bike Trail, Common Grounds, Community Ctr, Elevator, Gated Community, Golf Course membership available, Jog/walk Path, Party Room, Pool-Indoor, Pool-Outdoor, Rec Center, Retirement Community, Security, Tennis Courts  
**Remarks:** HUGE PRICE REDUCTION & \$5000 BACK! "GG" unit with private terrace! Both BRs have private baths. Beautifully maintained with spacious rooms and big kitchen. W/D included. Lots of natural light with a sunny Florida Room and an outside terrace. Over 1200 sq.ft. plus a caged storage area in the basement. Leisure World is 55+ with pools, golf, tennis, elevators, bike paths...

**Directions:** Route 97 (Georgia Ave) to Rossmoor Blvd (at the big globe) Past Guard House to left on N Leisure World Blvd. Right on Interlachen Drive to Building #2.

**Listing Co:** Lederer & Company Realtors, LDCI1      **List Date:** 10-May-2007      **DOM-MLS/Prop:** 707/707