



Harbor Side Home

With Our Premier
Deluxe Option Package



Purchase Price: *Last 1 at Only* \$109,900.00 Appraised For: *\$131,937.67*
NO Association Fees, NO Assessments, NO Land Property Taxes !

(Compare this to a *site built home, 2 x 6" Construction costing an average of \$100. p/square foot. at this time = \$138,600.00 HOME ONLY*)

Community: **GreenCove Villas** [Custom Order](#) Ready to Occupy at Closing,
(8781 State Rt. 2, Oak Harbor, Ohio) (White Crane Way)

Builder: [Fleetwood Homes](#) **Floor Plan :** [Festival #4523F](#) **Size:** [@ 1,764 Sq. Ft. Living Space, with the 2 Covered Lanais.](#)
Bedrooms: [3](#) # Baths: [2 Full, with private Master Bath](#)

(x) Central Air	(x) Kit. Sink (Black & Pewter Faucet)	() Washer(x) Dbl. Pane Tilt-in Windows
(x) ½ Stone Fireplace	(x) Garbage Disposal	() Dryer
(x) Ceiling Fans x 1	(x) Range/Oven (Blk)	(x) Garden Tub w/Whirlpool Jets
(x) Drapes	(x) Refrigerator (S&B)	(x) Shower Stall
(x) 2" Vinyl Blinds	(x) Dishwasher (Blk)	(x) Tub / Shower Combo
(x) Oak Cabinets	(x) Built in Microwave Oven (Blk)	

(x) Exterior Steps with Railings x 3
(x) Side Deck Size 6' x 6'
(x) Storage Building 8' X16'
With Electric, Vinyl Sided &
Custom Built to Match Home.

Type Heat: Electric - Forced Air Type Water Heater: 40 Gal. Electric Pets: Allowed.

Comments: Great Location on Water Front, with Landscaping and Sod lawn.

Directly on Private Marina, 25' x 25' 3-Car Concrete Driveway.

Half Stone Walled - Wood Burning Fireplace, 2 X 6 Construction, Finished Drywall.

8' High Flat Ceilings, 8' x 26' Covered Lanai Over Looking the Docks.

6' x 14' Private Master Bedroom Covered Lanai, 6'X6' Wood Deck at Entrance.

Central Air Conditioning, Perimeter Heating Vents.

Whirlpool® Smooth Top Oven / Range in Black, Whirlpool® Dish Washer in Black

Built-in Whirlpool® Microwave Oven in Black, Whirlpool® Frost Refrigerator in Satin & Black.

Large Master Bath w/whirlpool Tub & Step-in Shower.

200 Amp. Electrical Service, Inside Main Water Shutoff, 4 Smoke Detectors wired together.

Our Homes are Insulated with an R-Value of 35 in the Ceilings, R-19 in the Walls, R-11 in the Floor,
and Double Pane Insulated Windows that Tilt in for Easy Cleaning.

8' X 16' Matching Storage Building with Vinyl Siding, Window and Double Insulated Steel Entry Doors, & Electric.

Price: \$109,900.00

Boat Slips are optional, 2 For The Price of 1, Only \$799.00 Per Season.

Closing Costs: \$650.00

Sales Tax: \$ Included.

Conveyance fee: \$ N/A

Title: \$25.00

Total: \$ 110,575.00

Interest rates may vary with down payment amount, and credit ratings.

This is only an example.

25 year financing may be available.

(Example rate, term and down payment)

10% Down: \$ 11,300.00 on custom orders. (only 5% down on existing homes)

Monthly House Pmt: \$ 766.22 @ 8.0% interest, for 25 years (estimated interest rate)

Monthly Site Lease: \$ 350.00 P/mo. Harbor Side. (this home available Harbor Side Only)

Total Monthly Obligation Only: \$ 1,116.22