

# Residential Customer Report

Address: 2370 Sweetwater Drive, Fort Pierce, FL 34981

MLS#: RX-10590026

St: Active

List Price: \$405,000



Area: 7140  
Geo Area: SL05  
County: St. Lucie  
Parcel ID: 243360100060003  
Subdivision: Sweetwater S/D  
Development Name:  
Model Name:  
Lot Dimensions: .57 ACRES  
List Price Sqft: 179.6  
Waterfront: Yes  
Waterfrontage: 102

Type: Single Family Detached  
Original List Price: 405,000  
Lot Dimensions: .57 ACRES  
Type: Single Family Detached  
Dock: YES / 24x12  
Private Pool: No  
Baths - Total: 3  
Garage Spaces: 2

Legal Desc: SWEETWATER S/D LOT 4 (.057 AC)(OR 544-2047; 2647-2316)

Short Sale: No

Short Sale Add: No

REO: No

Master Bedroom	16 X 13	Dining Room	14 X 14	Utility Room	8 X 7
Bedroom 2	14 X 13	Living Room	31 X 14	Patio	22 X 12
Bedroom 3	14 X 13	Porch	38 X 16	Kitchen	13 X 11
				Other Room	24 X 16
SqFt - Living: 2,255	SqFt - Total: 2,935	Guest Hse:	Yr Bilt: 1987	Pool Size:	
BD: 3	FB: 3	Baths - Half: 0	Yr Bilt Des: Resale	Pets Allowed: Yes	
Baths - Total: 3	Year Built: 1987	Front Exp: West			

Bldg #:	Governing Bodies: HOA	Membership Fee Amount:	Serial #:
Total Floors/Stories: 2	Land Lease:	HOA/POA/COA (Monthly): 42	Tax Year: 2019
Total Units in Bldg:	Recreation Lease:		Taxes: 2,161.91
Ttl Units in Complex:	Min Days to Lease:	Brand Name:	Special Assmnt: No
Unit Floor #:	Application Fee: 0	Mobile Home Size:	
		Decal #:	

Design:	Waterfront Details: Fixed Bridges; Ocean Access;	Restrict: None
Construction: Fiber Cement Siding	River	HOPA: No Hopa
Unit Desc:	View: River	Heating: Central
Flooring: Carpet; Ceramic Tile; Wood Floor	Private Pool:	Boat Services: Private Dock; Electric Available; Water Available
Furnished: Unfurnished	Security: Gate - Unmanned	Guest House:
Dining Area:	Membership:	Taxes: County Only
Guest House:	Cooling: Central	Terms Considered: Cash; Conventional; FHA; VA
Roof: Comp Shingle	Heating: Central	Mobile Features:
Special Info: Sold As-Is	Utilities: Cable; Electric; Septic; Well Water	Cooling: Central
	Storm Protection: Panel Shutters: Complete	

Rooms: Great; Laundry-Inside; Studio Bedroom  
Master Bedroom/Bath: Mstr Bdrm - Ground; Separate Shower  
Dining Area:  
Window Treatments:  
Maintenance Fee Incl: Insurance-Other; Other  
Equip/Appl Included: Auto Garage Open; Dishwasher; Dryer; Generator Whole House; Microwave; Range - Electric; Refrigerator; Storm Shutters; Washer; Water Heater - Elec; Water Softener-Owned  
Private Pool:  
Parking:  
Lot Description: 1/2 to < 1 Acre  
Subdiv. Amenities: None  
Exterior Features: Auto Sprinkler; Deck; Screen Porch; Shutters; Well Sprinkler  
Interior Features: Ctdrl/Vault Ceilings; Fireplace(s); Laundry Tub; Split Bedroom; Walk-in Closet; Wet Bar  
Showing Instructions: Text Listing Agent

Directions: U.S. 1, west on Midway Road; north on 25th Street; right on Sweetwater Drive.

Public Remarks: LOOK NO FURTHER FOR YOUR PARADISE ON THE RIVER WITH OCEAN ACCESS. THIS GORGEOUS PROPERTY SITS ON .57 ACRES AND OFFERS A DOCK AND LARGE DECK OVERLOOKING THE NORTH FORK OF THE ST. LUCIE RIVER; LOCATED IN A PRIVATE, GATED COMMUNITY. THE BEAUTIFUL HOME FEATURES PROTECTIVE HARDI-SIDING; DOUBLE PANED WINDOWS AND SLIDERS; BAHAMIAN SHUTTERS AND HURRICANE PANELS; TWO WOOD BURNING FIREPLACES; 2 ZONED A/C SYSTEM; MASTER BEDROOM AND BATH ON MAIN FLOOR; 2 BEDROOMS AND BATH ON UPPER FLOOR; PLUS, A 4TH BEDROOM/BATH, OR, BONUS ROOM WITH WET BAR ABOVE THE GARAGE. TO TOP IT ALL OFF, A PROPANE, WHOLE HOUSE GENERATOR WILL NEVER LEAVE YOU IN THE DARK!

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