

Frequently Asked Questions

Property Address: 3160 Key Road #238 Punta Gorda, Florida 33955

Home Costs

Average Water Bill: Don't pay for water

Average Electric Bill: \$75.00 per month

Hazard Insurance Cost & Carrier: Progressive...aprx \$1600 per year

Flood Insurance Cost & Carrier: see above

Do you have a pest control contract? YES Condo Association is responsible.

Mechanicals (all work good with no known problems)

Roof Age Pool Age Built 1983 ? Pool Pump Age Unk: Pool Heater Age Unk:

What is the Pool Depth? Unk:

Electric or Solar Pool Heater? Electric

Has the pool been resurfaced? If yes, when? _Unknown

Please list the **age and brand** of the following appliances:

Refrigerator Unknown/works good

Range ?

Microwave 3 yrs old

Disposal 3 yrs old

Dishwasher ?

Washer ?

Dryer Stacked with Washer

Sprinkler (inside fire suppression)

Air Conditioner New/2yrs

Water Heater 3yrs old

Homeowners Association and Condo

Is there an HOA Fee? YES

If yes, what is the cost? \$545 per MONTH

What does the fee cover? Cable, water and common area maintenance

Is there a condo association Fee? I believe this is covered in the HOA and Assessment fees.

If yes, what is the cost? _____ per MONTH / QUARTER / YEAR

What does the fee cover? _____

Are there any special assessments? There historically is a yearly general assessment of aprx \$1,600 and a Special Assessment of aprx \$1,200.

HOA Management Company Compass Rose Management Company

Condo Association Management Company: Compass Rose Management Company

FAQ (continued)

Are there pet restrictions? Not for owners generally but pet restrictions for Renter/guests

Rental restrictions? No rental restrictions but Association Board has proposed controversial limitations on some aspects of short term rentals.

General

Year Built: 1983 Name of Home Builder: unknown

What type of piping is in the home? Unknown

Who is your internet / cable carrier? Broadstar

Electric Meter Number (for Lee County residences only): _____

Does the home have Hurricane Protection? None other than some insurance

If yes, please specify: _____

What other updates have been made to the home since you have owned it?

Paint/some woodwork...furniture...tv

If selling furnished/ turnkey, please list any exclusions OR attach a list:

_Selling furnished

What day is trash collected? Once a week/day unknown

Please provide any of the following documentation that you are in possession of:

- Survey - Floorplan
- Elevation certificate - HOA/ Condo financial statements
- Wind mitigation certificate - Exclusion list

Seller: *David Basham*

Buyer: _____

Seller: _____

Buyer: _____