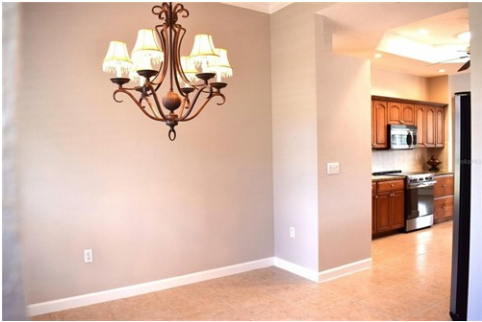




\$ 499,900



6052 Nocklyn Rd, Springhill, FL 34609

- » Beds: 3 | Baths: 2 Full
- » MLS #: U8229009
- » Single Family | 2,274 ft<sup>2</sup> | Lot: 23,522 ft<sup>2</sup> (0.54 acres)
- » More Info: [6052NocklynRd.IsForSale.com](http://6052NocklynRd.IsForSale.com)



**Kelli Grey**  
 (352) 650-7063 (Cell)  
 KGrey@PPArealty.com  
<http://www.athomewithkelligrey.com>



Preferred Property Associates, Inc.  
 5329 Commercial Way  
 Spring Hill, FL 34607  
 (352) 688-1303

Under contract-accepting backup offers. This Custom built Royal Coachman home has an aesthetically pleasing front elevation with decorative arches, pillars and windows with transoms, the 3 car garage is a definite plus! Entering the front double entry leaded glass doors you capture the open feeling with the high flat ceilings that reach from 10' up 12' high. Crown molding accents all of the ceilings through the main living areas including the Primary Bedroom....there are plant shelves to display accent pieces around the home. Through the front door to the left is a formal dining area and to the right is a nice home office/bonus room that has a light/fan combo, both rooms have 18" tile floors, crown molding, and plantation shutters. After these two rooms you walk in to the Great room that feels like one large entertainment area with the kitchen it has a bar height granite counter that can seat several guests while whipping up something special in the kitchen. The 2-step tray ceiling in the Great Room steps from 10' to 11' to 12' adding volume to the feel of the room and the stacking sliders with three 4' glass panels opens up to the lanai and pool area bringing the outdoors in and expanding the feeling of your livable space, flooring is 18" tiles, crown molding and a light/fan fixture w/remote. A floor electrical outlet for middle of the room seating. The wall is wired for surround sound with 4 speakers in the room. The kitchen has solid wood

