RESIDENTIAL LUXURY

Ocala, Florida

Offered by

BUSCH REALTY

Westbury HOME

Beautiful Home with Guest House in the popular Gated Community of Westbury!

Lori J. Busch | 352-804-5544 | ljbusch@OcalaLuxuryHomes.com | OcalaLuxuryHomes.com

Maria Griffin | 352-208-3580 | mariagriffin53@gmail.com | Office: 352-690-1909

5514 SW 30th Avenue, Ocala, FL 34471

Fine Features

5514 SW 30th Avenue, Ocala, FL 34471

List Price $1,200,000

- *Beautiful Home with separate Guest House on 2.15 Acres, in the popular Gated Community of Westbury!*
- *4 Bedrooms, 4 Ensuite Bathrooms, 2 Half Baths, and Office*
- *All bedrooms have walk in closets with closet systems and high ceilings*
- *Grand Entry, Formal Living Room, Formal Dining Room*
- *Large Great Room with Gas Fireplace*
- *Living Area with 12 ft. ceilings, crown moulding, 8 ft. doors*
- *Tile and engineered hardwood flooring in Living Areas. New carpet in Bedrooms*
- *Spacious open kitchen with Granite Counters, Double Sink, Stainless-Steel Appliances, plus Island with large gas cooktop, bar seating and breakfast area, and plenty of storage.*
- *Large master suite with shower, tub, and two separate vanities*
- *His and Her Closets with Shelving Systems*
- *Laundry Room with Sink, Washer, and Dryer*
- *Screened in Lanai features large inground pool with bath and grill area*
- *Patio and Deck, plus half bath and outdoor kitchen*
- *Pool has Saltwater Filtration system and recent re-marcite*
- *New Water Softener Filtration System*
- *Three car garage and hanging storage racks*
- *3,884 Square Feet of Living Area, 5,064 Square Feet Total*
- *Built in 2000*
- *Security and Surveillance system*
- *Roof Replaced in 2019*
- *2 HVAC Units 2016/2022*
- *2 Gas Water Heaters 2015*
- *Well and Pump 2017*
- *Septic tank and Drainfield 2017*
- *House faces east*

Lori J. Busch | 352-804-5544 | ljbusch@OcalaLuxuryHomes.com | OcalaLuxuryHomes.com

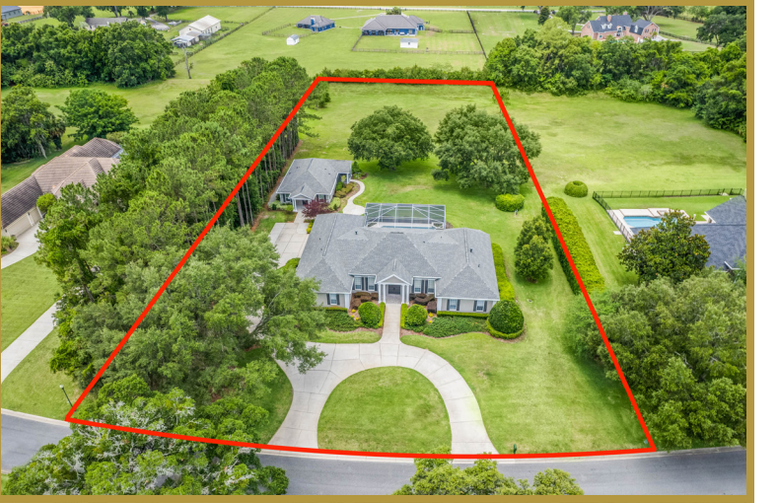
Maria Griffin | 352-208-3580 | mariagriffin53@gmail.com | Office: 352-690-1909

Guest House Feature List

- *Large Covered Entry*
- *Beautiful Entry Door with Leaded Glass*
- *2 Bedrooms, 2 Bathrooms, Closet Systems*
- *Great Room with Tray Ceilings*
- *Open Kitchen with Wood Cabinet, Granite Counter Tops, and Double Sink*
- *Stainless-Steel Appliances and Bar Seating for four*
- *Dining Area*
- *Tile floors in Living area, carpet in Bedrooms*
- *Laundry Room with full size stackable Washer and Dryer, plus storage closet and counter space*
- *Master Bathroom with walk in closet, and extra sit-down vanity area.*
- *Master Bedroom opens to screened in porch*
- *Ceiling Fan in screened in porch*
- *Lush Landscaping*
- *ADA Accessible Home*
- *1,440 Square Feet of Living Area, 1,641 Square Feet Total*
- *Built in 2017*

Lori J. Busch | 352-804-5544 | Office: 352-690-1909 | Ljbusch@ocalaLuxuryhomes.com
OcalaLuxuryHomes.com

Guest House Photos



195 FT
480 FT

OM639925 5514 SW 30TH AVE, OCALA, FL 34471

County: Marion

Subdiv: WESTBURY
Beds: 6
Baths: 6/2
Pool: Private
Property Style: Single Family Residence
Lot Features: Street Paved
Total Acreage: 2 to less than 5
Garage: Yes **Attch:** Yes **Spcs:** 3
Garage/Parking Features:
LP/SqFt: $225.39

New Construction: No
Total Annual Fees:3,460.00
Average Monthly Fees:288.33
Flood Zone Code:X

Status: Active
On Market Date: 06/07/2022
List Price: $1,200,000
Year Built: 2000
Special Sale: None
ADOM: 6
CDOM: 6

Pets: Yes
Carport: No **Spcs:**

Heated Area:5,324 SqFt / 495 SqM
Total Area: 6,287 SqFt / 584 SqM

Beautifully appointed home with separate guest house on 2.15 acres in the popular gated community of Westbury. Lush landscaping gives welcoming curb appeal to this impressive pool home. From the grand entry you will notice 12 foot ceilings, 8 foot doors, crown moulding and spacious feel. The main home is 3884 sf living area featuring 4 bedrooms, 4 en-suite bathrooms and 2 one-half baths and an office, front living room, large formal dining room, and eat in kitchen. The large family room gas fireplace. Engineered wood and tile floors. The open and spacious kitchen has granite counters, double sink, stainless appliances, plus and island with gas cook top. Bar seating and eat-in kitchen offers views of serene, private back yard. There is plenty of storage space throughout this home. The large master suite has a sitting area and his and her closets with built-ins. Additional three bedrooms have walk-in closets, private baths, and new carpet. Laundry room with sink, washer and dryer and storage cabinets. Screened in Lanai has large pool and grill area. Pool has just been re-marcited. House has a newer roof in 2019 and a whole house generator. The 2017 built guest house is 1440 sf of living area with two bedrooms and two bath and a screened porch looking over the grounds. ADA Accessible. Open Kitchen with granite counter tops, stainless appliances,and bar seating for four. Spacious living area and dining area with tile floors. GH Laundry room has full size stackable washer and dryer with a storage closet and counter space. Ideal for in-laws and extended family, and visitors. Feature list and floorplan available. This house has so much to offer. Call today to schedule a viewing of this amazing home ready for your special decor to make yours.

Land, Site, and Tax Information

Legal Desc: SEC 02 TWP 16 RGE 21 PLAT BOOK Y PAGE 083 WESTBURY LOT 14
SE/TP/RG: 02-16-21
Subdivision #:
Tax ID: 35351-014-00
Taxes: $8,192
Homestead: Yes

Ownership: Fee Simple
Flood Zone: X
Floors in Unit/Home: One
Book/Page: Y-083
Total # of Floors:
Land Lease Fee:
Lot Dimensions: 198 x 485

Zoning: R1A
Future Land Use:
Zoning Comp:
Tax Year: 2021
AG Exemption YN:
CDD: No **Annual CDD Fee:**
Complex/Comm Name:
Flood Zone Date: 04/19/2017
Floor #:
Census Block:
Bldg Name/#:
Total Units:
Lot Size Acres: 2.15

Block/Parcel: NA
Front Exposure: East
Lot #: 14
Other Exemptions:

Flood Zone Panel: 12083C0518E
Planned Unit Dev:
Census Tract: 24.01

Lot Size: 93,654 SqFt / 8,701 SqM

Interior Information

A/C: Central Air
Heat/Fuel: Electric, Natural Gas
Utilities: BB/HS Internet Available, Cable Available, Electricity Available, Natural Gas Available, Phone Available, Water Available
Sewer: Septic Tank
Water: Well
Fireplace: Yes-Gas, Family Room
Heated Area Source: Public Records

Appliances Incl: Built-In Oven, Cooktop, Dishwasher, Dryer, Gas Water Heater, Microwave, Range, Washer, Water Softener
Flooring Covering: Carpet, Ceramic Tile, Engineered Hardwood
Interior Feat: Accessibility Features, Ceiling Fans(s), Coffered Ceiling(s), Crown Molding, Eating Space In Kitchen, High Ceiling(s), Master Bedroom Main Floor, Open Floorplan, Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Stone Counters, Tray Ceiling(s), Walk-In Closet(s), Window Treatments

Room Type	Level	Approx Dim	Flooring	Features
Family Room	First	21x15		
Kitchen	First	14x11		
Living Room	First	15x12		
Dining Room	First	15x12		
Master Bedroom	First	20x15		
Master Bathroom	First	12x12		
Laundry	First	8x9		
Office	First	12x12		

Exterior Information

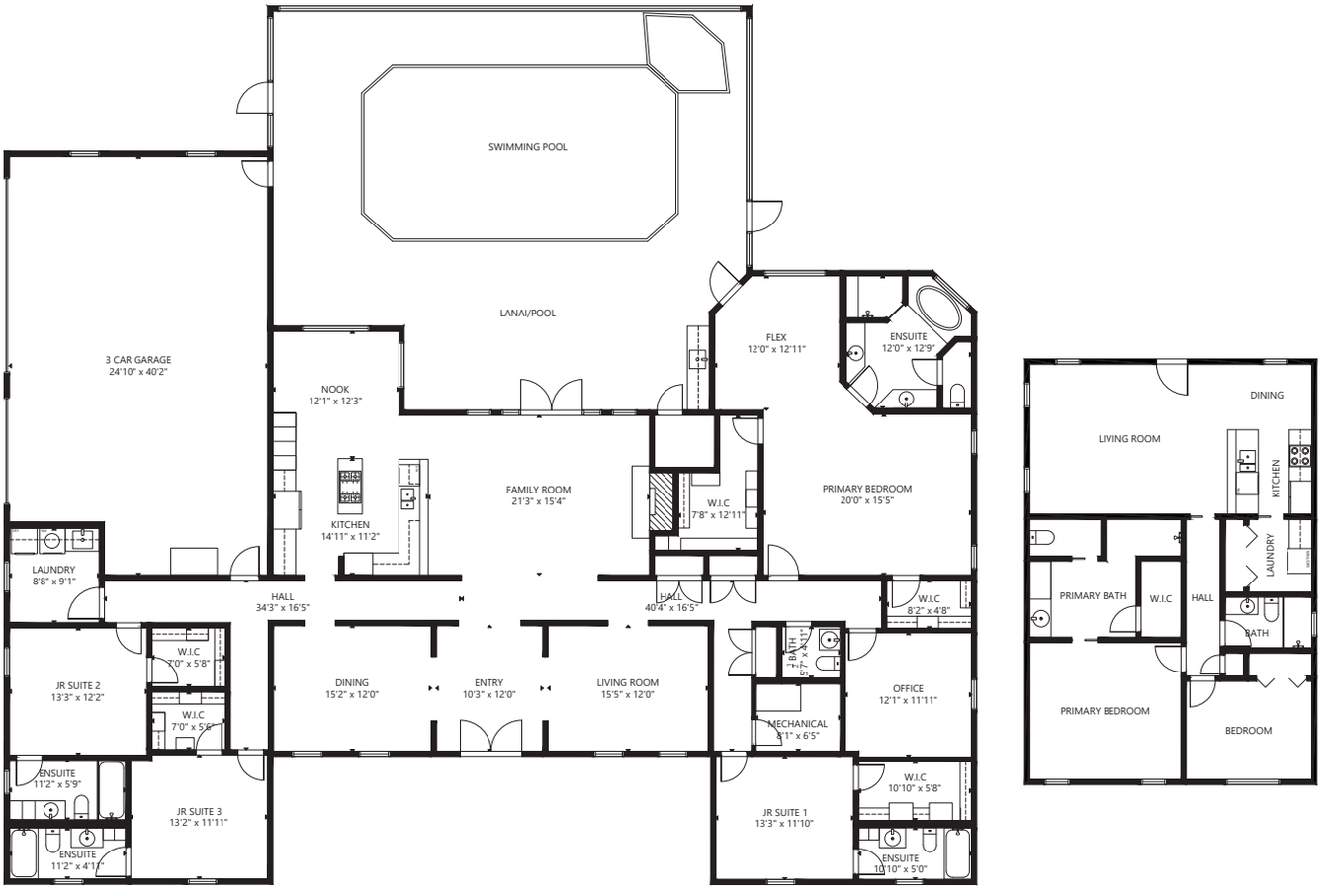
Other Structures: Guest House
Ext Construction: Block, Concrete, Stucco
Roof: Shingle
Property Description:
Ext Features: Lighting, Other, Outdoor Kitchen
Pool: Private
Pool Features: In Ground, Screen Enclosure
Other Equipment: Generator
Patio And Porch Features: Covered, Patio, Screened
Foundation: Slab
Garage/Parking Features:
Road Surface Type: Paved

Garage Dim:
Architectural Style:
Pool Dimensions:
Spa:

BUSCH REALTY

Year Built: 2000

3,884 sq.ft. of Living Area - 5,064 sq.ft. Overall



FLOOR 1

GROSS INTERNAL AREA
TOTAL: 3,639 sq ft
FLOOR 1: 3,639 sq ft
EXCLUDED AREA: GARAGE: 950 sq ft
SIZE AND DIMENSIONS ARE APPROXIMATE. ACTUAL MAY VARY

5514 SW 30th Avenue, Ocala, FL 34471

Lori J. Busch | 352-804-5544 | Office: 352-690-1909

Ljbusch@ocalaLuxuryhomes.com | OcalaLuxuryHomes.com