

**\$8,500**  
**3101 BIRKDALE**

**Beds:** 4  
**Baths:** 5  
**Living Area:** 5,795 sqft  
**Neighborhood:** Weston

## YOUR AGENT

**Brian Paran**

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## AMENITIES

<b>Air Conditioning</b>	✓	<b>Lake</b>	✓
<b>Central Heat</b>	✓	<b>Pool</b> (40X15)	✓
<b>Refrigerator</b>	✓	<b>Fence</b>	—
<b>Dishwasher</b>	✓	<b>Garage</b>	✓
<b>Washer</b>	✓	<b>Barbeque</b>	—
<b>Walk-In Closets</b>	✓	<b>Impact Windows</b>	✓

## KEY FEATURES

<b>Living area:</b>	5,795 sqft	<b>Available:</b>	Now
<b>Lot size:</b>	24,724 sqft	<b>Type:</b>	house
<b>Half Bath/WC:</b>	—	<b>Year Built:</b>	1992
<b>Parking Space:</b>	3	<b>Neighborhood:</b>	Weston
<b>Furnished:</b>	No	<b>Zip Code:</b>	33332
<b>Pets Allowed:</b>	No	<b>Ref./MLS ID:</b>	F10154637

## MY NOTES