

1935167

Active

Residential

LP: \$ 385,000



Property Leased: N

609 Leonidas Court
Raleigh, NC 27604 (City limits of: Raleigh)
Media: 25 VT: No
Subdivision: Historic Oakwood
Seller's Name: Sayers

Yr Blt: 1993
Nbrhd:

Area/Sub: 001/D
List Type: ER
SP:
Closed Dt:

School Information

Elementary 1: Wake - Conn
Middle 1: Wake - Daniels
High 1: Wake - Broughton
Elementary 2:
Middle 2:
High 2:

Directions: Peace to the Krispy Kreme. L onto Person and immediate R onto Boundary. R on Watauga. R onto Leonidas.

Remarks: Award winning 1993 ranch features accessible design for all stages of life, soaring ceilings, open spaces, arches, display niches, plant shelves, stained glass accent windows, HW floors, wrap-around porch, 3ft wide doors, roll-in shower, ground level access, trestle covered back porch, driveway on quiet cul-de-sac in local Oakwood Historic District. See pics, flr plan, articles.

Rooms / SqFt Information

Living Area Above Grade: 1628 Below Grade: 0 Total: 1628
Other Area Above Grade: 0 Below Grade: 0 Total: 0
Rooms: 6 Beds: 3 Full Baths: 2 Half Baths: 0

Living Area-Room Dim/Levels

Entry Hall: Office/Study: Master BR: 14x11.3 / Main Bedroom 5:
Living: 17x15.4 / Main Kitchen: 13x11.5 / Main Bedroom 2: 12.6x12.2 / Main Utility:
Dining: 14.4x13 / Main Breakfast: Bedroom 3: 12.7x12.2 / Main Bonus:
Family: Bedroom 4:

Other Area-Room Dim/Levels

Garage: Storage: 5.2x4.3 / Main Patio: 12X8 / Main Scrnd Porch:
Carport: Porch: 26X7 / Main Deck: BACK PORCH: 12x12/Main
W/A PORCH : 9X7/Main

General Information

Lot Dim: 92x60 not verified Lot #: 33 Appx Acres: 0.11 Foundation: Crawl Zoning:
New Construction: No Framed: Est Fin Date: Restrictive Covenants: Y
Builders Name: HUD Compliant Senior Housing: Ownership: Year Primary Residence: Y
HOA Mgmt: HOA Fees 1: \$0 HOA Fees 2: \$0

Financing and Taxes

Tax Value: \$374,094 Tax Rate: 0.0000 TM/BK/PAR/LT or Deed Page:
Financial Comments: Pre approval with offer please
Legal Desc: LO33R Oakwood Green Rev BM1991-1123 Pin #: 171401713

Features

Design: One Story Exterior Fenced Yard, HistArea/Hse, Parade of Homes, Porch, Private Fence, Garden
Property Type: Detached Features: Area, See Remarks, Patio

Construction Type: Site built (Stick)

Acres: 0-.25 Acres

Exterior Wood

Finish:

Roof: Shingle

A/C: Central Air

Fuel-Heat: Natural Gas

Fireplace In Living Room, See Remarks, Wood Burning

Desc:

Lot Desc: Cul-De-Sac

Fees None

Include:

Assumption: No Assumption

Other

Rooms:

Equip

/Appl:

Style: See Remarks, Bungalow, Contemporary, Ranch

Basement

Desc:

Flooring: Hardwood, Tile, Vinyl

Heating: Forced Air

Water Heater: Gas, Tankless Water Heater

Water/Sewer: City Water, City Sewer

Parking: DW/Concrete

Financing: Conventional, Cash, FHA, New Needed

Dining: Separate Dining Room, Eat-in Kitchen

Washer/Dryer 1st Floor, Utility Room

Loc:

Interior 10Ft+ Ceiling, Attic Pull Down, Bookshelves, Cath. Ceil., Ceiling Fan,

Features: Tub/Shower, W.I. Closet

Accessibility: 36 in + Doorways, Universal Access, Level Flooring, Wheelchair Entry,
See Remarks, Roll Up Counters, Main Floor Laundry

Green

Green Certs:

Green Building HERS Rating:

High Perform. Home:

Showing Instructions

Show Instruct: Hours of Notice: 0, Combo LB

List Agent: R11298/ Peter Rumsey

List Office: 71330 / Allen Tate Co. Inc.

Co List Agent: R26680 Debra Smith

Comm to Buy Agt: 2.4/ %/ N

List Type: ER-Exclusive Right

Agent Phone: 919-971-4118

Office Phone: 919-719-2900

CoList Agent Ph: 919-349-0918

Comm to Sub Agt: 0/ %/ N

Possession: ATC

Agent Appt Ph: 919-595-8989

CoList Appt Ph: 919-595-8989

LADOM: 3 CDOM: 3

PE: No

Waterfront

Waterfront Type:

Waterfront Access:

Water Body Name:

Approx Ft of Water Frontage:

Waterfront Characteristics:

Comparable Information

Sale Agent:

SA Phone:

Terms:

Sale Office:

SO Phone:

Sold Price:

Pending Date:

Est Closing Dt:

Sold Dt:

Selling Info:

Financial Concessions (CC):

Other Concessions:

Special Circumstances:

Agent Only Remarks

Tankless water heater. Awards - Gold Parade of Homes - 1993, MAME Best Product Design - 1993, Gold National Council on Seniors Housing - 1994. Local Oakwood Historic District requires city RHDC approval of exterior and site improvements.

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****Information deemed RELIABLE but not GUARANTEED****

Date: 03/10/2014