



MLS # 2137643 **Status** ACTIVE
 821 Wake Forest Road
Unit #
 Raleigh
 27604
 NC
Subdivision Mordecai Place
Neighborhood Mordecai
SubArea 001 - Raleigh/D
 Virtual Tour



List Price \$975,000
Sold Price

DOM 4
 CDOM 4
 Possession **At Time Of Closing**
 Contract Date
 Due Diligence Exp Date
 Closing Date
 Financial Concessions

Remarks

Remarks William Grimes Haywood House. Live/work in this James Salter designed Georgian Revival house. It's elegant – Doric columns, grand entrance foyer, 8 French doors, 4 opening into 0.55 acre fenced lot with pergola, terraces, garage, parking. Converting it from earlier office use in 1998, sellers have updated kitchen, baths, mechanicals, enclosed side porch, added 3rd bath, wine cellar, pro 6-burner gas range, more. Work needed in and out includes finish carpentry, prep, painting. City preservation covenants.

Directions

From Capital Blvd. Exit east onto Peace St. Left onto N. Person St. Stay in left lane. BEAR LEFT AT TRAFFIC ISLAND (Person St becomes Mordecai Dr). Go across Wake Forest Rd. Turn right into first driveway. Loop driveway also exits on Wake Forest Rd.

Schools

ElemSch1 Wake - Conn
MidSch1 Wake - Daniels
HighSch1 Wake - Broughton
ElemSch2
MidSch2
HighSch2

Measurements and Rooms

Approximate Acres 0.550
Living Area Above Grade 4,269
Living Area Below Grade 0
Total Living Area SqFt 4,269
Detached Living Area SqFt
Bedrooms 4
of Rooms 13
Lot Dimensions TBD
Other Area Above Grade 249
Other Area Below Grade 795
Total Other Area SqFt 1,044
Full Baths 3
Half Baths 1

Agent Remarks See MLS docs. 1998 Historic Preservation Agmnt requires City approval for exterior changes. City recently voided its first right of refusal. Mixed use subject to new NX-3-CU zoning and 1994 Conditional Use (CU) Z-57-94 authorizing prior O&I-1 uses. Blount-Person St Corridor study proposes future 2-way traffic & circle near property. Selling as is w/exceptions. MD doesn't hold EMD.

General Information

Builder Name
New Construction No
Year Built 1921
Framed
Est Fin Year
Est Fin Month
Seller Name Calliari
Ownership Type Other (SFH incl)
Ownership
Primary Residence Yes
Property Leased No
Oil/Gas Rights Severed?

Master Bedroom Floor Second 20.4x16.3
Bedroom 2 Floor Second 17.2x16
Bedroom 3 Floor Second 16.6x10
Bedroom 4 Floor Second 14.2x12
Bedroom 5 Floor
Entrance Hall Floor Main 21.5x14
Living Room Floor
Dining Room Floor Main 16.8x16
Family Room Floor Main 27x16
Office/Study Floor
Kitchen Floor Main 29.2x10
Sunroom Main 8.4x13.6
Slpg Porch Second 9x18
Garage Floor Main 19x19
Carpport Floor
Storage Floor
Porch Floor Main 4x8
Patio Floor Main 31x30.5
Deck Floor
Screened Porch Floor
Bonus Room Floor
Utility Room Floor Basement 12.5x10
Wine Room Basement 7.3x9
Laundry Basement 16x10.2

Public Records/Tax

Legal Description LO8 W PT 7 & GR PT & 9 Mordecai BM1915-46
Tax Map/Bik/Prci/Lot
PIN # 1704835199
Inside City Yes
City Limits Of Raleigh
Tax Value \$811,588.00
Tax Rate 1.01800
Last Tax Bill

Home Owner Association

HOA 1 Mgmt
HOA Phone
HOA 1 Fees Required
HOA 1 Fees \$ \$0.00
HOA 1 Fee Payment
Restrictive Covenants Yes
HO Fees Include None Known
HOA 2 Mgmt
HOA 2 Fees Required
HOA 2 Fees \$ \$0.00
HOA 2 Fee Payment
Total HOA Dues

HUD Compliant Sr Housing?
Financing

Assumption No Assumption
Financial Comments New Needed. Please bring Pre approval or Proof of Funds w offer.

Features

A/C Dual Zone A/C, Heat Pump
Attic Description Floored, Permanent Stairs, Walk In
Basement Description Inside Entrance, Outside Entrance, Poured Concrete
Bath Features Bath/Shower, Ceramic Bath Wall, Tub/Shower
Construction Type Site Built
Design 2 Story
Dining Eat-in Kitchen, Separate Dining Room
Equipment/Appliances Dishwasher, Dryer, Elec. Dryer HU, Gas Range, Refrigerator, Washer
Exterior Features Fenced Yard, Glass Porch, Historical Area, Exterior Needs Repair, Patio, Play Equipment, Porch, Storage Shed
Exterior Finish All Brick Veneer, Wood Ext
Fireplace 2
Fireplace Description Gas Logs, In Living Room, In Master Bedroom
Flooring Carpet, Hardwood, Tile Floor
Foundation Basement, Crawl Space
Fuel Heat Electric Fuel, Natural Gas
Garage 2
Green Bldg HERS Rating
Green Cert. Uploaded
Heating Dual Zone Heat, Forced Air
Interior Features 10Ft+ Ceiling, Granite Counter Tops, Interior Needs Repair, Plaster Wall, Tile Countertops
Lot Description Corner Lot, Landscaped, Road Frontage
Other Rooms Enclosed Porch, Entry Foyer, Sun Room, Utility Room
Parking Circular Drive, Detached, DW /Concrete, Garage
Pool Hot Tub
Property Type Detached
Property Description Single Family
Roof Metal, Slate
Style Georgian
Washer Dryer Location Basement
Water Heater Gas
Water/Sewer City Sewer, City Water
Waterfront Access
Waterfront Type
Water Body Name
Approx Ft of Wtr Frontage

Listing Agent

List Agent - License ID 53071
 Peter A Rumsey - PrfPh: 919-971-4118
 Metro Digs, Inc - OFC: 919-621-2252
Co-List: Mickey D'Loughy - PrfPh: 919-559-5508

Showing Instructions

Coming Soon? ShowingsExpectedtoBegin
Hours Notice for Showing
 Appointment Only, Combo LB, Notice Required, Occupied

Compensation

Commission to Buyer Agent 2.4 %
Commission to Sub Agent 0 %