



MLS # 2116623 **Status** CLOSED
 731 S Boylan Avenue
Unit #
 Raleigh
 27603
 NC
Subdivision Boylan Heights
Neighborhood
SubArea 001 - Raleigh/A
 Virtual Tour



List Price \$625,000
Sold Price \$612,500

DOM 4
 CDOM 4
 Possession At Time Of Closing
 Contract Date 3/21/2017
 Due Diligence Exp Date
 Closing Date 5/1/2017
 Financial Concessions 7500

Remarks

Remarks Checks all the boxes. Arts & Craft style. New in 2004. Lower level with 4th BR, 3rd full bath & daylight garage/workshop/studio. Bright open spaces. LR/FR & den/office with built-in bookshelves. Formal DR plus breakfast room that opens onto small deck. MBR suite & 2 bedrooms with shared 2nd bath upstairs. Triangular corner lot with garden & natural landscaping. Boylan Heights Historic district. Walk or bike everywhere - new Dix city park, Boulton Bread, NC State, downtown, NC Farmers Market. See Tour.

Directions

Hillsborough St toward downtown. Right onto S Boylan. Or Western Blvd east to right on S. Boylan Ave.

Schools

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

Measurements and Rooms

Agent Remarks Buyers agent to verify schools and check enrollments. Metro Digs does not hold EMD. Exterior changes in Boylan Heights Historic Overlay District -General (HOD-G) requires approval by Raleigh Historic Development Commission (RHDC).

Approximate Acres 0.110
Living Area Above Grade 1,987
Living Area Below Grade 385
Total Living Area SqFt 2,372
Detached Living Area SqFt
Bedrooms 4
of Rooms 9
Lot Dimensions 105X8X87X131
Other Area Above Grade 0
Other Area Below Grade 612
Total Other Area SqFt 612

General Information

Builder Name
New Construction No
Year Built 2004
Framed
Est Fin Year
Est Fin Month
Seller Name
Ownership Type Other (SFH incl)
Ownership 1+ year(s)
Primary Residence Yes
Property Leased No
Oil/Gas Rights Severed?

Master Bedroom Floor Second 12.5x14.5
Bedroom 2 Floor Second 11x11
Bedroom 3 Floor Second 11.4x10.5
Bedroom 4 Floor Basement 12x13
Bedroom 5 Floor
Entrance Hall Floor Main 7x8
Living Room Floor
Dining Room Floor Main 10.6x11
Family Room Floor Main 13.7x18.7
Office/Study Floor Main 9.6x11
Kitchen Floor Main 14.6x10.8
Garage Floor Basement 22x19
Carpport Floor
Storage Floor
Porch Floor Main 6.5x34.5
Patio Floor
Deck Floor Main 8x8
Screened Porch Floor
Bonus Room Floor
Utility Room Floor
Full Baths 3
Half Baths 1
Workshop Basement 14x9.3

Public Records/Tax

Legal Description LO1 MRNNGSTAR/BOYLAN HGTS INFILL BM2004-00667
Tax Map/Bik/Prci/Lot
PIN # 1703362023
Inside City Yes
City Limits Of Raleigh
Tax Value \$534,434.00
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**

Financial Comments New needed. Please bring prequal/preapproval with offer.

Features

A/C Central Air, Dual Zone A/C
Attic Description Pull Down
Basement Description Apartment, Daylight, Full, Garage Bsmt, Inside Entrance, Outside Entrance, Part. Finish, Workshop Bsmt
Bath Features Bath/Shower, Bath/Tub, Tub/ Sep Shower, Whirlpool
Construction Type Site Built
Design 2 Story
Dining Breakfast Room, Separate Dining Room
Exterior Features Covered Porch, Historical Area
Exterior Finish Fiber Cement
Fireplace 1
Fireplace Description Gas Logs, In Family Room
Flooring Bamboo, Concrete, Tile Floor, Vinyl Floor, Wood Floor
Foundation Basement
Fuel Heat Electric Fuel, Natural Gas
Garage 1
Green Bldg HERS Rating
Green Cert. Uploaded
Heating Dual Zone Heat, Forced Air
Interior Features 9 Ft Ceiling, Bookshelves, Cable TV Available, Ceiling Fan, Garage Shop, Solid Surface Counter Top
Lot Description Corner Lot, Garden Area, Landscaped
Other Rooms Bonus Unfinished, Entry Foyer, Family Room, Separate Living room, Workshop
Parking DW/Concrete, Entry/Rear, Street Parking, Garage
Property Type Detached
Property Description Single Family
Roof Shingle
Style Arts & Crafts, Bungalow
Washer Dryer Location 2nd Floor, Hall
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: Debra L Smith - PrfPh: 919-349-0918

Showing Instructions

Coming Soon? ShowingsExpectedtoBegin
Hours Notice for Showing 1
 Appointment Only, Combo LB

Compensation

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