

Peter Rumsey *sells*
~~moves~~ the Triangle.



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Home For Sale

700 E. Franklin St. Historic Oakwood

Circa 1922.
3 bedrooms, 2 full baths.
1,836 sqft.
Large 0.22 acre lot.
Basement studio/workshop.
\$350,000.
tmls#827186.

Open Floor plan

This 1922 Bungalow has "big bones". The long center hall parallels the open flow from the 17x14ft living room through the dining room and kitchen to the large back deck and yard. Finished hardwood floors sparkle throughout.



Butcher block counter tops and a tile floor set the tone for this practical kitchen with a view overlooking the backyard.



A true master suite

The 17x14ft Master Suite includes a new full bath and two closets. A separate laundry room is nearby. The fireplace is decorative but could be relined.



Vanilla cokes nearby

You are just blocks away from the Mordecai House & Historic Park. Get a vanilla coke, canoli, Krispy Kreme & more at the nearby Person Street shops.

The property is located in the Oakwood national historic district but not the local district. This means you do not have to get Historic District permission to change the exterior. More information and maps on Historic Districts can be found on my web site.

Unique homes.
Fresh ideas.
Proven success.



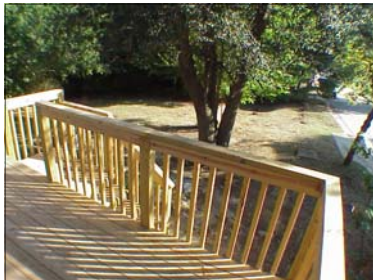
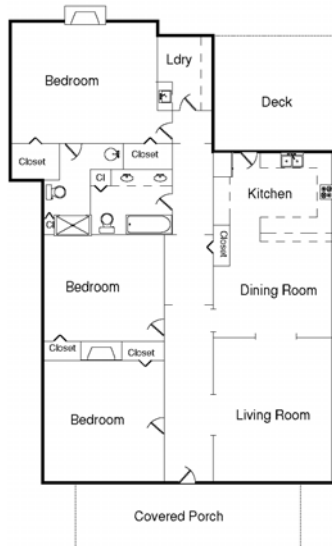
Peter lives in Historic Oakwood where he moved the endangered historic home shown at the top and one other to a site near the Governors Mansion. He works with buyers and sellers throughout the Triangle area.

Go to www.peterRumsey.com ...

- Download this flyer & the multiple listing sheet.
- Get maps & descriptions of historic areas
- Look up all homes newly listed in the Triangle MLS
- View a portfolio of my past and current listings,
- Find school links, and much more.

Painstakingly renovated (just completed) as a personal residence by the sellers who are now moving out of state, this 3 bedroom home has all new bathrooms (2 including a real master bath), kitchen, instantaneous" gas hot water heater, electrical wiring, daylight laundry room, air conditioning. The gas heat, roof & windows (double-glazed) are 3-4 years old.

The 14x14 ft deck overlooks the large south-facing back yard that can be an expansive lawn and/or garden. Note the existing curb-cut, an attractive feature of the 0.22 acre corner lot.



The bright 471sf basement studio or workshop has four windows and a concrete floor.