



MLS # 2018673 **Status** CONTINGENT
 529 Watauga Street
Unit #
 Raleigh
 27604
 NC
Subdivision Historic Oakwood
Neighborhood
SubArea 001 - Raleigh/D

[Virtual Tour](#)

Status CONTINGENT



List Price \$410,000
Sold Price

DOM 4
 CDOM 4
 Possession **Neotiable**
 Contract Date **7/14/2015**
 Due Diligence Exp Date **7/27/2015**
 Closing Date **8/26/2015**
 Financial Concessions

Remarks

Remarks An arched trellis leads to a Pergola shaded back porch and exquisite garden. The front porch overlooks the scenic Oakwood Cemetery. Built in 1991, the versatile 4 BR plan (2 up, 2 down) offers options for office, den, nursery. The bonus loft upstairs is still used by the original owners as a quilting studio. EZ kitchen access from 2 car parking pad that opens onto Leonidas Ct cul-de-sac. Located in the local Oakwood Historic District. Roof and appliances are new, kitchen remodeled , HVAC replaced in 2005.

Directions

Peace St east to the Krispy Kreme. L onto Person. Immediate R onto N Boundary. R on Watauga.

Schools

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

Measurements and Rooms

Approximate Acres 0.130 **Lot Dimensions** 54x101

Living Area Above Grade 1,919 **Other Area Above Grade** 32
Living Area Below Grade 0 **Other Area Below Grade** 0
Total Living Area SqFt 1,919 **Total Other Area SqFt** 32

Bedrooms 4 **Full Baths** 2
of Rooms 8 **Half Baths** 1

Master Bedroom Floor Main 12.5x12.2
Bedroom 2 Floor Main 10.6x11.5 **Garage Floor**
Bedroom 3 Floor Second 15.2x10.6 **Carpport Floor**
Bedroom 4 Floor Second 12x11.5 **Storage Floor** Main 8x4
Bedroom 5 Floor Main 27x7.5
Entrance Hall Floor Main **Patio Floor**
Living Room Floor Main 16.7x15.8 **Deck Floor** Main 13x10m
Dining Room Floor Main 10.8X10.3 **Screened Porch Floor**
Family Room Floor Second 16x11
Office/Study Floor **Bonus Room Floor**
Kitchen Floor Main 11.4x10.7 **Utility Room Floor**
Breakfast Room Floor

Agent Remarks All the homes on Watauga and in the Leonidas and Latham cul-de-sacs are in the local Oakwood Historic District that requires public approval of exterior changes. Google Raleigh Historic Development Commission (RHDC). Beginning in the late 1980s, these homes were built on land that was once the Fallon Florist nursery. Yard sculpture does not convey.

General Information

Builder Name
New Construction No **Seller Name** Kelly
Year Built 1991 **Ownership Type** Other (SFH incl)
Est Fin Year **Primary Residence**
Est Fin Month **Property Leased** No
 Lease Expires
 Oil/Gas Rights Severed?

Public Records/Tax

Legal Description REV LT 34R OAKWOOD GREEN BM1991-1123
Tax Map/Bik/Prcl/Lot
PIN # 1714010780 **Tax Value** \$375,327.00
Inside City Yes **Tax Rate** 1.03550
City Limits Of Raleigh **Last Tax Bill**

HUD Compliant Sr Housing?

Financing

Assumption No Assumption
Financial Comments

Home Owner Association

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

Features

A/C Central Air **Exterior Features** Deck, Historical Area, **Heating** Forced Air
Basement Description No Basement Insulated Windows, Patio, Porch, Warranty **Interior Features** 9 Ft Ceiling, Ceiling Fan,
Construction Type Site Built Program Walk in Closet
Design 1.5 Story **Exterior Finish** HrdBoard/Masonite **Lot Description** Corner Lot, Cul-De-Sac,
Dining Living/Dining Room **Fireplace** 1 Garden Area, Landscaped
 Fireplace Description Gas Logs, In Living **Other Rooms** 1st Floor Bedroom, 1st
 Room Floor Master Bedroom, Bonus Room/Finish
Flooring Carpet, Hardwood, Tile Floor, **Foundation** Masonry
 Vinyl Floor
Fuel Heat Natural Gas
Garage 0
Green Bldg HERS Rating
Green Cert. Uploaded

Parking DW/Concrete, Entry/Side
Roof Shingle, Roof Age 0-5 Years
Style Traditional
Washer Dryer Location Kitchen
Water Heater Gas, Water Htr Age 3-6
 Yrs
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
 Allen Tate Co. Inc. - OFC: 919-719-2900
Co-Agent - Agent Name and Phone Debra L Smith - PrfPh: 919-349-0918

Showing Instructions

Appointment Only
 Appointment Phone **919-595-8989**

Compensation

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