



**2824 Rue Sans Famille**

**3 Bedrooms. 3 baths.  
2,051 sqft finished.  
Plus 317 sqft studio/workshop.  
Lots of storage.  
0.16 acre landscaped lot.  
Off-street parking—front & back.  
Tree top deck.**

Accessible to persons with disabilities.  
At-grade parking and entrance.

**\$289,900.**  
tmls#1695830.



**Features**



*Works of art.*

Now an artist's home and studio, this 3 bedroom, 3 bath home is a work of art with a vaulted-ceilinged great room that catches the morning sun and opens onto a tree top deck overlooking the landscaped 0.16 yard. A brick parking pad opens onto a quiet cul-de-sac in front. In back a short drive leads to the lower level studio that could be converted back to a garage.

The Sans Famille neighborhood is itself a work of art. Raleigh's first PUD (planned unit development) is tucked away just outside the I-440 Beltline near Rex Hospital convenient to downtown and RTP. A winding loop road, the Rue, leads to several intimate cul-de-sacs some over looking a small lake. The neighborhood canvas is a unique composition of modest, mostly cedar sided homes intricately located close together yet providing remarkable privacy and attractive landscaping.



*Versatile floor plan.*

Even the stairs to the basement have character, serving as yet another gallery space. In addition to the big master suite, the versatile floor plan includes a second master/office/guest room on the lower level. The other bedroom on the main level has a convenient nook now used as a study. The 22 ft long artists studio could be further finished or converted back to garage. An adjacent concrete floored crawl space and exterior room provide lots of storage.



**York Simpson Underwood Realty**  
3700 Computer Dr, Ste 100  
Raleigh, NC 27609  
919 782-6641

**Peter Rumsey, Broker**  
919.971.4118  
rumsey@mindspring.com

Copies of this flyer, floor plans, Historic District maps and much more can downloaded from [www.peterRumsey.com](http://www.peterRumsey.com)

Unique homes • Fresh ideas • Proven success

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

