



1647805

Active

Residential

LP: \$ 155,000

110 Lemon Drop Circle

City: Apex
Media: 7 VT: No
Subdivision: Sugarland Run
Seller's Name: Brendlinger

Foreclosure: N
Zip: 27502
Yr Blt: 2001
Nbrhd:
Next OH:

Auction: N
Area/Sub: 015/B
List Type: ER
SP:
Sold Dt:

School Information

Elementary 1: Wake - Baucom
Middle 1: Wake - Lufkin Road
High 1: Wake - Apex

Elementary 2:
Middle 2:
High 2:

Directions: From Salem Street at NC-55, south on Salem (Old US-1) 0.5 mile. Right on Sugarland Dr. Right on Milky Way Dr. Right on Gumdrop Path. Left on Lemon Drop Circle. Or, from Apex Peakway and Old US-1/Salem, left on Salem. Left on Sugarland Dr.

Remarks: New hardwood floors downstairs. All new carpet upstairs. New counter tops. 9 ft ceilings. Cul-de-sac backing up to wooded buffer. 12x10 deck off double sliding French doors. Home is in excellent condition, inside and out. Put this one on your list!

Rooms / SqFt Information

Living Area Above Grade: 1300 Below Grade: 0 Total: 1300
Other Area Above Grade: 0 Below Grade: 0 Total: 0
Rooms: 7 Beds: 3 Full Baths: 2 Half Baths: 1

Living Area-Room Dim/Levels

Entry Hall: Office/Study: Master BR: 12.6x11.2 / Second Bedroom 5:
Living: Kitchen: 10x8.7 / Main Bedroom 2: 10x9.4 / Second Utility: 9x5.6 / Main
Dining: 11x11 / Main Breakfast: Bedroom 3: 10x9.4 / Second Bonus:
Family: 16.5x13.4 / Main Bedroom 4:

Other Area-Room Dim/Levels

Garage: Storage: Patio: Scrnd Porch:
Carport: Porch: 21x5 / Main Deck: 11.6x10 / Main

General Information

Lot Dim: 38 x 99 x 64 x 91 Lot #: 37 Appx Acres: 0.11 Foundation: CRAWL Zoning:
New Construction: No Est Fin Date: HUD Compliant Senior Housing:
Builders Name: Restrictive Covenants: In City: Yes
HO Assoc. Mgmt:
HOA Phone: HOA Fax: Total HOA Dues: \$ 20/Monthly

Financing and Taxes

Tax Value: \$0 Tax Rate: 0.0000 TM/BK/PAR/LT or Deed Page: DEEK BK 8860-0458
Financial Comments: Annual property tax \$1,400 per year.
Legal Desc: LO37 SUGARLAND RUN PH 2 BM1998-2374 Pin #: 0741097096

Features

Design: Exterior Deck, Garden Area, Porch
Property Type: Detached Features:
Primary Type: DTACH
Acres: 0-.25 Acres
Exterior Vinyl
Finish:
Roof: Shingle Style: Traditional
A/C: Central Air Basement
Fuel-Heat: Natural Gas Desc:
Fireplace In Family Room, Gas Logs
Desc:
Lot Desc: Cul-De-Sac, Hardwood Trees Flooring: Carpet, Laminate
Heating: Forced Air
Water Heater: Electric
Water/Sewer: City Water, City Sewer
Parking: DW/Concrete
Financing: Cash, Conventional, FHA, VA
Dining: Separate Dining Room
Washer/Dryer 1st Floor, Utility Room
Loc:
Interior
Features:

Equip Refrigerator

Spec. SVC:

Showing Instructions

Show Instruct: Vacant, Combo LB
List Agent: R15875/ Paul Folmsbee Agent Phone: 919-740-6641 Agent Appt Ph: 919-595-8989
List Office: 1441 / Re/Max Integrity Office Phone: 919-653-4700
Co List Agent: CoList Agent Ph:
Comm to Buy Agt: 2.4 / % / N Possession: ATC LADOM: 0 CDOM: 0
List Type: ER-Exclusive Right PE: No

Comparable Information

Sale Agent:

SA Phone:

Terms:

Sale Office:

SO Phone:

Sold Price:

Pending Date:

Est Closing Dt:

Sold Dt:

Selling Info:

Financial Concessions:

Other Concessions:

Agent Only Remarks

Vacant and easy to show. Freshly power washed exterior, and painted as needed inside. Neutral colors. The new hardwood floors and new carpet were installed after owner moved out. Neat, non-smoking, no-pets Seller. The raised dirt bed behind the deck is a former garden with rich soil. (Will be smoothed out, if requested.) Your clients will like this property!

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****Information deemed RELIABLE but not GUARANTEED****

Date: 02/12/2009