

**Agent:** Richard Autry **17 Cedar Knoll - Active** printed 1/6/10



<b>Location</b>	Greensboro, NC, 27407, Guilford County		
<b>MLS#</b>	565321	<b>Type</b>	Townhouse
<b>Area/Grid</b>	54 C5	<b>Sub-Div</b>	Cedar Vly Twnhms Ph Iib Map 01
<b>Age</b>	19 years (1991)	<b>Style</b>	Traditional
<b>levels</b>	1	<b>Exterior</b>	Masonite-Type Siding
<b>SqFt</b>	1,400 - 1,800	<b>Acreeage</b>	0.06 Acres
<b>Price</b>	\$133,000	<b>\$/SqFt</b>	73.89 - 95.00
<b>Bedrooms</b>	3	<b>Baths</b>	2 Full
<b>Sewer</b>	Public	<b>Cooling</b>	Central
<b>Water</b>	Public	<b>Heat</b>	Heat Pump, Remarks
<b>Basement</b>	No	<b>Fuel</b>	Electric, Natural Gas
<b>Fireplaces</b>	1	<b>DOM</b>	2
<b>Lot Size</b>	—		
<b>Flooring</b>	Carpet, Tile		
<b>Garage</b>	No Spaces		
<b>Misc.</b>	Foundation: Slab; Patio		
<b>Personal Property</b>	Draperies/Curtains, Refrigerator, Washer, Dryer		
<b>Interior</b>	Ceiling Fan(s), Dead Bolt(s), Dryer Connection, Garden Tub, Gas Logs, Security System, Separate Shower, Skylight, Smoke Alarm		

**Room Information**

Room	Level	Dimensions
Living Room	Main	27'4" x 17'2"
Kitchen	Main	13'4" x 12'
Master Bedroom	Main	19'4" x 13'1"
Second Bedroom	Main	15'8" x 12'
Third Bedroom	Main	13'3" x 12'
	<b>Full Baths</b>	<b>Half Baths</b>
<b>Lower</b>	None	None
<b>Main</b>	2	None
<b>Upper</b>	None	None

**Property Notes**

**Remarks:** One of a kind townhome in Cedar Valley subdivision of Adams Farm. Owned and decorated by interior designer this home looks better than new. It features an exquisite marble floor in the kitchen and front entry, cathedral ceilings, gas logs with marble fireplace, designer ceiling fans, and large master suite. This one level three bedroom two full bath end unit has additional side entry, rear entry with patio, and new HVAC unit. HOA has scheduled to replace roofs with no assesments due.

**Directions:** Mackey Rd to second right on Bridle Ridge. Right into Cedar Valley on Cedar Knoll, property on left.

**Miscellaneous**

<b>Finished SqFt Main</b>	1400 - 1800
<b>Finished SqFt Upper</b>	-
<b>Finished SqFt Third</b>	-
<b>Finished SqFt Basement</b>	-
<b>Sqft Basement Unfinished Range</b>	-
<b>HOA Fees</b>	\$118.00 Monthly, \$66.00 Quarterly

**Public Schools**

<b>Lower</b>	Pilot
<b>Middle</b>	Jamestown
<b>High</b>	Ragsdale

**Tax Information**

<b>Tax Value</b>	\$133,800
<b>Annual Tax</b>	\$1,836.27
<b>Tax Rate</b>	1.37
<b>Tax Year</b>	2009
<b>Tax Source</b>	MLS

**Agent Only Information**

<b>Listing Agent</b>	Richard Autry
<b>Phone</b>	(336) 697-1133
<b>Home Phone</b>	—
<b>Listing Office</b>	O'Nestus Realty Group, LLC
<b>Office Phone</b>	(336) 697-1133
<b>Office Code</b>	GONRG01
<b>Listing Type</b>	Exclusive Right to Sell
<b>Agency</b>	—

**History**

No history to report.

**Show Instructions**

Appointment Required

**Appt. Phone**

(336) 554-5299

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