Buyer Full Report

Residential Detached
#: 5003289 **Broker:** HARV01
7204 Bennett Road
County: Forsyth
Subd/Complex: Forsyth County

Lvls	Bdrms	Baths	Hlf Bth
Upper	4	2	0
Main	1	1	1
Lower	0	0	0
Total	5	3	1

Active
Area: 223 **PPVT**
State: Georgia
Yr Built: 2000
Lake: None
Stories: 2 Stories
Style: Craftsman

$238,000
City: Cumming
Zip: 30041-3426
Age Desc: Resale
Waterfront:
Elem: Silver City
Middle: North Forsyth
High: North Forsyth

Directions:
GA-400 US-19 N Turn right onto Crossroads Rd. Take the 2nd right onto Bennett Rd Destination will be on the left.

Public: New Price - Not an REO -HUGE, beautiful home with wrap-around porch on private wooded estate lot. Feel like you are away from everything, but close to GA 400 and Cumming amenities. A must see!

Features

Bedroom: Mstr On Main
Master Bath: Other

 # FP: 2

Kitchen: Cabinets Other
Dining: Dining/Great Rm
Const: Other
Parking: 3 Car Garage
Road: Gravel
Rooms: Great Room
Basement: Bath/Stubbed
Lot Size: 2 Up To 3 Acres
Lot Desc: Wooded

House Faces: Unknown
Tennis on Prop: N
Pool: None
Home Warranty: Negotiable

Setting: Other

Lot Dimensions: 3

HERS Index:

Green Building Certification:

Other Descriptive Information

Neigh. Amenities: None

Appliance Desc: Dishwasher

Interior: 9 ft + Ceil Lower

Exterior: Deck, Front Porch, Garden Area, Patio

Disability Access: None

Fireplace: None
Heat Type: Other
Cooling Desc: Central Electric
Energy Feat: None
Water Source: Well
Laundry Feat: Laundry Room
Dock: None

Sewer Desc: Septic Tank

Boat House:

Legal, Financial and Tax Information

Tax ID: 265-000-118
Plat Book/Page: NA/NA
Special: Sold As/Is

LandLot: 660-661 **District:** 14
Deed Book/Page: NA
Owner Finance: N
Annl Master Assoc Fee Desc: $0 / None
Annl Assoc Fee:

Section/GMD: 1
Tax/Tax Yr: $4,021 / 2010
Owner Second: Y

Lot: NA **Block:** NA
Sq Ft: 4,815 **Sq Ft Source:** Tax Record
Assumable: N
Asmnt Due/Contemp.: N
Init. Fee:

CPHB:
Swim/Tennis:
Mgmt Co:

HOA Phone:
Mgmt Phone:

Mgmt Email:

Sold

Sale Price:
Original List Price: $295,000
SP/OLP %:
Sell Agent ID:

Due Diligence Ends:
Prop Closing Date:
Costs Paid by Seller:
Sell Agent:

Closing Date:
DOM:
Terms:
Lender Mediated:

Binding Agreement Date:
Total DOM:

Sell Office:

Wednesday, December 12, 2012 8:28 PM **Requested By:** JIM PIRKLE

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