| Customer 1-Page Full | Residential-Condo Freestanding | MLS# : 220029556 |
|---|---|---|

**Status:** Active
**Style:** 1 Story
**Address:**
5152 Price Farms Way, Delaware, OH 43015
**Unit/Suite #:**

**List Price:** $449,900
**Original List Price:** $453,900
**Showing Start Date:** 08/29/2020
**Days On Market:** 19
**Possession:** At closing

| | BR | FB | HB | LIV | Din | Eat SP | Fam | Den | Great | Util Sp | Rec |
|---|---|---|---|---|---|---|---|---|---|---|---|
| **Up 2** | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| **Up1** | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| **Entry Lvl** | 2 | 2 | 0 | 1 | 1 | 0 | 0 | 1 | 0 | 1 | 0 |
| **Down 1** | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| **Down 2** | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| **Totals** | 2 | 2 | 0 | | | | | | | | |

***Location***

**Subdiv/Cmplx/Comm:** The Courtyards at Price Farms **School District:** BUCKEYE VALLEY LSD 2102 DEL CO. **Corp Lim:** None **Township:** Concord
**Directions:** Home Road West to S. Section Line Road, turn North and enter Price Farms onto Price Farms Way.

***Characteristics***

**SqFt Documented:** 1,757
**SqFt ATFLS:** 1,776
**Parcel #:** 319-220-01-046-506
**County:** Delaware

**Doc SqFt Src:** Realist
**ATFLS Source:** Owner
**Tax District:** 07
**Comm Dev Chrg:** Yes

**Acreage:** 0
**Lot Size (Front):** CND
**Mult Parcels/Sch Dis:**
**Assessment:**
**Possession:** At closing

**Lot Size (Side):** CND
**Year Built:** 2018
**Built Prior to 1978:** No
**Tax Abatement:** No
**Abatement End Date:**
**Taxes (Yrly):** 7,124 **Tax Year:** 2019

**Addl Acc Conditions:** None Known
**Cmplex/Sub Amenities:** Clubhouse; Fitness Facility; Pool; Sidewalk
**Tenant Occupied:** No

**HOA/COA Y/N:** Yes
**HOA/COA Fee:** 368 **Per:** Month
**/**
**HOA/COA Fee Includes:** Cable/Satellite; Ext. Building Maint.; Insurance; Lawn Care; Snow Removal; Trash
**HOA/COA Transfer Fee: 75** Reserve Contribution: 800

***Features***

**Air Conditioning:** Central
**Heating:** Forced Air,Gas
**Bsmt:** No
**Foundation:** Slab
**Exterior:** Brick,Stone,Wood Siding
**Rooms:** 1st Flr Owner Suite,1st Flr Laundry,Den - Non Bsmt,Dining Room,Living Room
**Parking:** 2 Car Garage,Attached Garage
**Garage/EnclosdSpaces:** 2
**Interior Amenities:** Dishwasher; Gas Range; Microwave; Refrigerator; Security System

**Accessibility Features Y/N:** No
**Mid/High Rise:** No
**Alternate Uses:**
**Fireplace:** One,Gas Log
**Lot Characteristics:**
**Exterior Amenities:** End Unit,Patio

**Warranty:**
**New Financing:** Conventional,FHA,VA
**New Construction:** No
**Approx Complete Date:**
**Manufactured Housing Y/N:** No
**Manufactured Housing:**
**Leased Items:** No
**Tax:**

**Property Description:** Beautiful free-standing condo, Epcon's Portico model with 2 bedrooms, a den, 2 full bathrooms, rear covered porch and private fenced courtyard with custom paver stones. This home offers a Deluxe kitchen with staggered white cabinetry, granite counter tops, slate appliances, under cabinet lighting, pendent lighting, tile back splash, soft close drawers and large apron sink. Additional upgrades include engineered hardwood in main living areas, tray ceilings with upgraded trim and crown molding, custom lighting and fans, custom shutters on the windows, storm door, sun tunnel in the master bathroom, custom shelving & drawers in master closet, high rise vanities, L-shaped shower in master bath, transom window in den, security system & a gas log fireplace with mantel and built in shelves.

**Dir Neg w/Sell Perm:** No

**September 14, 2020** **Prepared by:** Anita K Smith

**Video and/or audio surveillance may be in use on this property.** Information is deemed to be reliable, but is not guaranteed. © 2020 MLS and FBS. Prepared by Anita K Smith on Monday, September 14, 2020 8:35 AM. The information on this sheet has been made available by the MLS and may not be the listing of the provider.