

Customer 1-Page Full	Residential-Condo Freestanding	MLS# : 221012367
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Status: Coming Soon
Style: Cape Cod/1.5 Story
Address:
 7356 Sunrise Way, Delaware, OH 43015
Unit/Suite #:

List Price: \$459,900
Original List Price: \$459,900
Active on MLS: 04/24/2021
Days On Market:
Possession: Negotiable

	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	1	1	0	0	0	0	0	0	0	0	1
Entry Lvl	2	2	0	1	1	0	0	0	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	
Totals	3	3	0								

Location

Subdiv/Cmplx/Comm: Courtyards at Price Farms **School District:** BUCKEYE VALLEY LSD 2102 DEL CO. **Corp Lim:** None **Township:** Concord
Directions: Home Road West to roundabout, head N onto S. Section Line - this community will be on the right.

Characteristics

SqFt Documented: 2,234
SqFt ATFLS: 2,234
Parcel #: 319-220-01-046-504
County: Delaware

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

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

Lot Size (Side): CND
Year Built: 2018
Built Prior to 1978: No
Tax Abatement: No
Abatement End Date:
Taxes (Yrly): 6,544 **Tax Year:** 2020

Addl Acc Conditions: None Known

Cmplex/Sub Amenities: Bike/Walk Path; Clubhouse; Fitness Facility; Pool; Sidewalk

Tenant Occupied: No

HOA/COA Y/N: Yes

HOA/COA Fee: 367 **Per:** Month

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HOA/COA Fee Includes: Cable/Satellite; Ext. Building Maint.; Insurance; Lawn Care; Snow Removal; Trash

HOA/COA Transfer Fee: 125 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, 4-Season Room - Heated, Bonus Room, Dining Room, Living Room

Parking: 2 Car Garage, Attached Garage

Garage/EnclosdSpaces: 2

Interior Amenities: Dishwasher; Gas Range; Microwave; Refrigerator

Accessibility Features Y/N: No

Mid/High Rise: No

Alternate Uses:

Fireplace:

Lot Characteristics: Pond; Water View

Exterior Amenities: End Unit, Fenced Yard, Patio

Warranty:

New Financing: Conventional, FHA

New Construction: No

Approx Complete Date:

Manufactured Housing Y/N: No

Manufactured Housing:

Leased Items: No

Tax:

Property Description: Beautiful, light and bright Epcon Palazzo model with added bonus suite, 3 bedrooms, 3 full bathrooms, 4 seasons room and sitting room. This home is conveniently located near the clubhouse and pool so you get to take advantage of all of the mature landscaping surrounding the community center and one of the community ponds. Interior features include a deluxe kitchen layout with staggered wall cabinetry, Quartz counter tops, single bowl sink, ceramic tile back splash, SS GE appliances, double wall ovens, gas cooktop, upgraded trim package & transom windows throughout, raised bathroom vanities, engineered hardwood flooring in main living area and owner put in custom flooring after closing in beds/baths and is not reflected in the build price. Enjoy dinners on the beautiful courtyard!

Dir Neg w/Sell Perm: No

April 22, 2021

Prepared by: Anita K Smith

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