

Customer 1-Page Full Residential-Single Family Shared Wall MLS# : 224005958



Status: Active
Style: 1 Story
Address:
 10326 Spicebrush Drive, Plain City, OH 43064
Unit/Suite #:

List Price: \$434,900
Original List Price: \$434,900
Days On Market: 1
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	1	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: Courtyards at Jerome Village **School District:** DUBLIN CSD 2513 FRA CO. **Corp Lim:** None **Township:** Jerome
Directions: Follow GPS

Showing Considerations:
Characteristics

SqFt Documented: 1,472 **Doc SqFt Src:** Realist **Acreage:** 0.1 **Lot Size (Side):**
SqFt ATFLS: 1,472 **ATFLS Source:** Realist **Lot Size (Front):** **Year Built:** 2017
Parcel #: 17-0012033-3070 **Tax District:** 17 **Mult Parcels/Sch Dis:** **Built Prior to 1978:** No
County: Union **Comm Dev Chrg:** Yes **Assessment:** **Tax Abatement:** No
Possession: At closing **Abatement End Date:**
Taxes (Yrly): 9,084 **Tax Year:** 2023

Addl Acc Conditions: None Known **HOA/COA Y/N:** Yes
Cmplex/Sub Amenities: Bike/Walk Path; Clubhouse; Fitness Facility; Pool; **HOA/COA Fee:** 255 **Per:** Month
 Sidewalk **HOA/COA Fee Includes:** Ext. Building Maint.; Lawn Care; Snow Removal;
Tenant Occupied: No **HOA/COA Transfer Fee:** 310 **Reserve Contribution:** 500
 Trash

Features
Air Conditioning: Central **Accessibility Features Y/N:** No **Warranty:**
Heating: Forced Air, Gas **Mid/High Rise:** No **New Financing:**
Bsmt: No **Alternate Uses:** **Conventional, FHA, VA**
Foundation: Slab **Fireplace:** **New Construction:** No
Exterior: Brick, Stone, Wood Siding **Lot Characteristics:** **Approx Complete Date:**
Rooms: 1st Flr Primary Suite, 1st Flr Laundry, Dining Room, Eat Space/Kit, Living **Exterior Amenities:** End Unit, Fenced **Manufactured Housing Y/N:** No
 Room **Water Source:** Public Water Source **Manufactured Housing:**
Parking: 2 Car Garage, Attached Garage, Opener **Sewer:** Public Sewer **Leased Items:** No
Garage/Enclosed Spaces: 2 **Tax:**
Interior Amenities: Dishwasher; Electric Water Heater; Gas Range; Microwave;
 Refrigerator

Property Description: Single story home in popular Courtyards at Jerome Village. This Epcon built Ashton model offers an open floor plan with tons of natural light. Features include a large kitchen with granite counter tops, white staggered cabinetry, GE SS appliances, tile back splash, pendant lighting and wood floors. This home also has new wall paint throughout, new carpeting in bedrooms, upgraded trim package throughout, engineered hardwoods in main living areas, large vanity with double sinks and walk in shower in primary bath, lots of storage & oversized closets, tons of natural light, fenced patio/courtyard, 2.5 car attached garage w/overhead attic storage. Covered front porch, concrete driveway, sidewalks & access to the Jerome Village bike & walking paths! Ready for immediate delivery!

Dir Neg w/Sell Perm: No **Prepared by:** Anita K Smith
March 01, 2024

Video and/or audio surveillance may be in use on this property. Information is deemed to be reliable, but is not guaranteed. © 2024 **MLS** and **FBS**. Prepared by Anita K Smith on Friday, March 01, 2024 2:34 PM. The information on this sheet has been made available by the MLS and may not be the listing of the provider.

10326 Spicebrush Dr



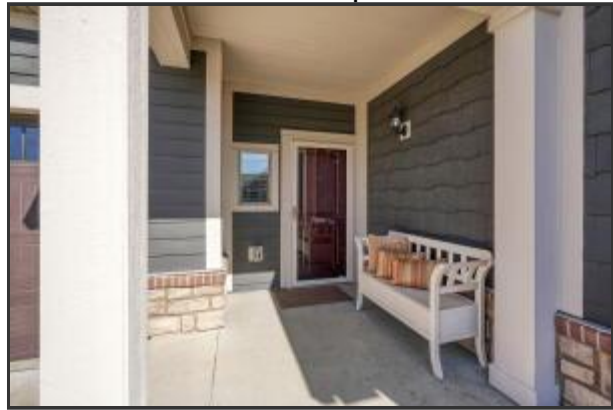
Epcon Ashton model



Concrete driveway



Covered front porch



Foyer, storm door



Foyer



Foyer



Living room



Hardwood floors



Wall of windows



View to kitchen & dining rooms



Island seating



SS appliances



Window over sink



Island storage



Dining room



Windows & patio door



Primary suite



Lighted fan



Transom window



Primary bath



Double sink vanity



Transom window



Tile walk in shower



Walk in closet w/window



Guest bedroom or den



Guest bedroom



Walk in closet



2nd full bath



Laundry



Gated courtyard



Courtyard



Community center



Community pool



Jerome Village



Pavilion



Pickleball Court

