



List Number: 23098284 **Property Sub-Type:** Single Family Residence **Status:** Sold
Area: Ann Arbor/Washtenaw - A **New Construction:** No **List Price:** \$315,000
Municipality: Ann Arbor **County:** Washtenaw **List Price/SqFt:** \$154.72
Lot Dimensions: 118x71x123x65 **Tax ID #:** 090914212021 **Sold Price/SqFt:** 147.35
Ownership Type: Private Owned **Days On Market:** 37
Lot Acres: 0.186
Lot Square Footage: 8,102

Directions: Green to Burbank to Bluett

	Upper	Main	Lower	Bsmt	Total
Bedrooms	4	0	0	0	4
Full Baths	2	0	0	0	2
Half Baths	0	1	0	0	1
Fin/Level				0	2,036 (Finished All Levels)
Total Sqft				0	2,036 (Sqft Above Grade)

Architectural Style: Colonial **Year Built:** 1969
Stories: 2 **Water:** Public
Sewer: Public Sewer
Laundry on Main: No

ROOMS/DIMENSIONS/LEVELS

Dining Area	Main	Laundry	Basement	Bedroom 2	Upper
Dining Room	Main	Primary Bedroom	Upper	Bedroom 3	Upper
Kitchen	Main			Bedroom 4	Upper
Living Room	Main				
Family Room	Main				
Approx. Assoc Fee: 0					

Legal: Lot 178 Smokler Bolgos Sub
Taxable Value: 254,600
Annual Property Tax: 6,364
School District: Ann Arbor

SEV: 127,300 **For Tax Year:** 2013 **Elementary School:** Thurston Elementary School
Tax Year: 2013 **Homestead %:** 100 **Middle School:** Clague Middle School
Zoning: R1C **High School:** Huron High School

Terms Available: Cash; Conventional; FHA; VA Loan
Street Type: Public
Exterior Material: Brick; Wood Siding
Substructure: Full
Garage Spaces: 2

Outbuildings:
Util Avail at Street: Storm Sewer
Association Info.: Approx. Assoc Fee: 0
Utilities Attached: Cable Connected; Natural Gas Connected

Heat Type: Forced Air
Heat Source: Natural Gas
Kitchen Features: Breakfast Nook; Eating Area
Green Certification:
Year Certified: 0
Flooring: Carpet; Ceramic Tile; Tile; Vinyl; Wood
Patio and Porch Features: Patio

Lot Description: Sidewalk
Laundry Features: Lower Level

Appliances: Dishwasher; Oven; Range; Refrigerator
Additional Items: Window Treatments

Public Remarks: Incredible location for this popular 4 bedroom colonial! Original owners choose prime lot backing to Sugarbush Park to build home they raised their family in. You can watch the children's play area from the kitchen window! Now it's time for the next family to make their own memories. This home is so well-cared-for and maintained, even the original stove still works. Hardwood floors throughout with freshly painted walls. Family room has virtually unused wood-burning fireplace. Move-in condition with the opportunity to update to your own taste over time. Great value with one year home warranty included. Click on virtual media link for the video., Primary Bath

On-Market Date: 07/17/2014

Sold Date: 09/24/2014
Sold Price: \$300,000