

Apex Realty Group

(814) 641-2739

April 13, 2010



Listing #:	1010102	Status:	Active
List Price:	\$137,500	Style:	Double wide mobile
Year Built:	2002	Ownership:	Single Family
Total SqFt:	1,980	Terms:	
Acres Est:	1.15	Possession:	
Bedrooms:	3	Close Price:	
Baths:	2	Close Date:	
Garage Stalls:	1		
Address:	13494 Redstone Ridge Road James Creek, PA 16657		

Specifications/Legal

SqFt, Above Grd:	1,980	Garage Type:	Detached
SqFt, Main:	1,980	Garage SqFt:	392
SqFt, Below Grd:		Drive Type:	
Air Conditioning:	Central	Exterior:	Vinyl siding
Heat Type:	Forced warm	Trim:	
Heat Fuel:	Oil	Roof Type:	Shingle
Avg Utilities:		Walk-out:	No
Water Softener:		Fireplaces:	1
Water:	Private Well	Frpl Fuel:	Gas-fired
Sewer:	On site septic	Plat:	
Zoning:	None	Parcel:	
Lot Size Desc:	1.15 Acres	Basement:	Crawlspace
Legal Desc:	TP# 36-06-08.49 DBV 691-724		

Layout

LIVI	MNFL	17x16	Carpet
DINI	MNFL	13x11	Vinyl
KITC	MNFL	17x10	Vinyl, 2 skylights
FULL	MNFL	13x8	Master bath, skylight
FULL	MNFL	8x6	Vinyl
MAST	MNFL	14x13	Carpet, walk-in closet
BEDR	MNFL	13x10	Carpet
BEDR	MNFL	13x10	Carpet
LAUN	MNFL	10x6	
FAMI	MNFL	22x17	Carpet, Skylights, Fireplace, Wet Bar

Area

MLS Area: **Seven Points**
 Region: **Penn**
 Sec-Twn-Rng: - -

Schools

Elem: **Southside Elem**
 JH/Mdl: **Middle School**
 High: **Hunt High Sch**

Home Amenities

Ceiling fan
 Deck
 Eat-in kitchen
 Fireplace-Stone
 Master bath
 Skylights
 Wet bar

Property Features

Prot Cov
 Rolling
 Semi-private
 Shed
 Wooded
 Year-rnd Access
 Mountain View
 On Paved Rd
 On Public Rd

Taxes/Fees

Gross Taxes: **1544**
 Tax Year: **2009**
 Tax Class: **RES**

Assessments:
 Assoc Fee:

Available Financing

Cash
 Conventional

Included

Range, Refrigerator, Microwave, Dishwasher, 1991 Stingray Boat (19')

Not Included

Comments

Newer 1 story home in sylvan setting features large family room with wet bar & stone fireplace, 17x16 living room, lg. eat-in kitchen w/island, oak cabinets, pass-thru to family room. Master bedroom w/bath and 2 lg. bedrooms plus full bath. Incl. firepit, ski boat only 7 mins to 7 Points. Rt26S from Hesston, R on Fluke Rd, L on Redstone Ridge, go approx 0.3mi property on right.

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Residential

