

927090

Active**Residential**

LP: \$ 298,000

[209 Fern Ridge Dr.](#)

City: Cary

Seller's Name: Topol

Area/Sub: 009/C

Subd: Fernwood

Zip : 27518

Yr Blt: 1998

Directions : From U.S. 1 South take Cary Parkway Exit and follow to Kildaire Farm. Left on Kildaire. Cross Penny Road. Turn right on Fern Ridge Dr. into Fernwood Subdivision. Follow into cul-de-sac

Remarks : ENJOY THE POND VIEW FROM YOUR NEW 3 SEASON ROOM OVERLOOKING FULLY FENCED YD. W/GREAT PLAY AREA.QUIET CUL-DE-SAC.BEAUTIFULLY MAINTAINED.HDWD.FLRS. IN ENTRY,KIT/BFST/POWDER.FAM.RM. W/10 FT.CEIL.& WIRED FOR HM.THEATER.GORGEOUS FORMAL LR/W/GAS LOG FP/FOR.DIN. W/TREY.MBR W/CATH.CEIL. AND LUXURY BATH. REC.PAINTED FIBER CEMENT SIDING.SPRINKLER & SECURITY SYSTEMS.HUGE BONUS W/BERBER

School Information

Elementary 1: Wake - Penny

Elementary 2: Wake - Oak Grove

Middle 1: Wake - Holly Ridge

Middle 2: Wake - Lufkin Road

High 1: Wake - Athens Dr

High 2:

Rooms / SqFt Information

Living Area

Above Grade: 2358

Below Grade:

Total: 2358

Other Area

Above Grade: 168

Below Grade:

Total: 168

Rooms: 8

Beds: 3

Full Baths: 2

Half Baths: 1

Living Area-Room Dim/Levels**Other Area-Room Dim/Levels**

Entry Hall: 6.7X6.7 / Main

Master BR: 12.4X15.7 / Second

Garage: 20X20 / Main

Living: 13.4X17.6 / Main

Bedroom 2: 11X12 / Second

Carport: /

Dining: 10X13.2 / Main

Bedroom 3: 12X10 / Second

Storage: /

Family: 13.6X23.3 / Main

Bedroom 4: /

Porch: 14X12 / Main

Office/Study: /

Bedroom 5: /

Patio: /

Kitchen: 9X13.2 / Main

Utility: 5.4X5.7 / Main

Deck: /

Breakfast: 8X7 / Main

Bonus: 17X18 / Second

Scrnd Porch: /

3 SEAS.RM. / 14X12 / Main

General Information

Lot Dim: See Survey

Lot #: 13

Appx Acres: 0.28

Foundation: crawl

Zoning: R12

In City: Yes

New Construction: No

Est Fin Date: /

Restrictive Covenants: Yes

Builders Name:

HO Assoc. Mgmt: FERNWOOD HOA

HOA Phone: 387-3886

HOA Fax:

Total HOA Dues: \$ 230/Annually

Financing and Taxes

Tax Value: \$ 206,880

Tax Rate: 1.054

TM/BK/PAR/LT or Deed Page: 08334/0173

Financial Comments: PRE-APPROVAL LETTER W/ANY OFFERS

Legal Desc: Lt 13 Fernwood sub ph 2

Pin #: [0761038357](#)**Features**

Design - 2 Story

FP - Gas Logs

Dining - Separate Dining Room

Equip - Ice Maker Connection

Type - Detached

Wtr/Swr - City Sewer

Other Rooms - Bonus Hall Acc

Equip - Microwave

Acres - .26-.5 Acres

Wtr/Swr - City Water

Other Rooms - Bonus

Interior - 10Ft+ Ceiling

Style - Transitional

Lot Desc - Cul-De-Sac

Room/Finished

Interior - Cath. Ceil.

Ext Finish - Fiber

Lot Desc - Hardwood Trees

Other Rooms - Enclosed Porch

Interior - FP Screen

Cement

Lot Desc - Pond Stream

Other Rooms - Entry Foyer

Interior - Security System

Bsmt - None

2 Garage

Other Rooms - Family Room

Finished

Roof - Shingle

Fee Includes - Area Lights

Other Rooms - Pantry

Interior - Tub/ Sep Shower

Floors - Hardwood

Fee Includes - HO Association

Other Rooms - Separate Livingroom

Interior - W.I. Closet

Floors - Tile

Fee Includes - Maint Com.

Other Rooms - Utility Room

Interior - Whirlpool

A/C - Central Air

Area

W/D Loc - 1st Floor

A/C - Dual Zone

Financing - Cash

W/D Loc - Utility Room

Heat - Dual Zone

Financing - Conventional

Equip - Dishwasher

Fuel - Natural Gas

Financing - New Needed

Equip - Disposal

Water Htr - Gas

No Assumption

Equip - Garage Opener

Showing Instructions

Show Instruct: Appointment Only, Combo LB, Occupied

[Make Appointment](#)List Agent: R15798 / [Kathleen Williamson](#)

Agent Phone: 919-601-7251

Appt Phone: 919-595-8989

List Office: R/HP&W08 / [Howard Perry & Walston Realtor](#)

Office Phone: 919-380-8585

Co List Agent:

CoList Agent Phone:

Appt Phone: 919-595-8989

Comm to Buy Agt: 2.4

Comm to Sub Agt: 2.4

List Type: ER

Possession: DEL

DOM:

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