

1819579

Active

Residential

LP: \$ 236,200



78 Salerno Drive

City: Clayton
Media: 15 VT: No
Subdivision: Tuscany
Seller's Name: Diane McConahay

Zip: 27527
Yr Blt: 2010
Nbrhd:

Area/Sub: 325/O
List Type: ER
SP:
Sold Dt:

School Information

Elementary 1: Johnston - E Clayton
Elementary 2:
Middle 1: Johnston - Archer Lodge
Middle 2:
High 1: Johnston - Clayton
High 2:

Directions: From 40 or Clayton- NC 42 East toward Wilson- approx. 4 miles- right into Tuscany- 2nd street on left on Salerno- Property on right. Numbers on mail boxes.

Remarks: 5 Bedrooms, 3 full baths, formal dining, breakfast bar, garage, hardwoods, foyr, formal living room or office space. Soaring ceilings & large windows makes it light & bright. Attic storage, first floor bedroom & bath, natural gas water heater. Huge 8x10 Walk in closet, trey ceilings, & open kitchen, 42" cabinets, counter top bar opens to family room. Love entertaining here.

Rooms / SqFt Information

Living Area Above Grade: 2750 Below Grade: 0 Total: 2750
Other Area Above Grade: 409 Below Grade: 0 Total: 409
Rooms: 10 **Beds:** 5 **Full Baths:** 3 **Half Baths:** 0

Living Area-Room Dim/Levels

Entry Hall: 12x8 / Main **Office/Study:** Main **Master BR:** 16.3x13.0 / Second **Bedroom 5:** 11x10.0 / Main
Living: 12x12 / Main **Kitchen:** 15.4x9.8 / Main **Bedroom 2:** 14.4x10.6 / Second **Utility:** 10x8 / Second
Dining: 13.0x12.0 / Main **Breakfast:** 15.4x8.6 / Main **Bedroom 3:** 14.3x12.0 / Second **Bonus:**
Family: 16.6x15.4 / Main **Bedroom 4:** 12.6x10.9 / Second

Other Area-Room Dim/Levels

Garage: 21x19.5 / Main **Storage:** **Patio:** 12x12 / Main **Scrnd Porch:**
Carport: **Porch:** **Deck:**

General Information

Lot Dim: Plat available **Lot #:** 24 **Appx Acres:** 0.17 **Foundation:** slab **Zoning:**
New Construction: No **Framed:** **Est Fin Date:** **Restrictive Covenants:** Y
Builders Name: ForeverHome, LLC **HUD Compliant Senior Housing:** In City: No
HOA Mgmt: Omega Management 9194610102 **HOA Fees 1:** \$50 Monthly - Req: Y **Ownership:** Year **Primary Residence:** Y
HOA Fees 2: \$0

Financing and Taxes

Tax Value: \$196,760 **Tax Rate:** 0.8600 **TM/BK/PAR/LT or Deed Page:** 16J05006Q
Financial Comments: Please submit pre-qual letter with all offers.
Legal Desc: Deed 3862, Pg 529 **Pin #:** 168900-80-0663

Features

Design: 2 Story **Exterior** ComRec/Avl, Landscaped, Patio, Swimming Pool Com/Fee
Property Type: Detached **Features:**
Construction Type: Site built (Stick)
Acres: 0-.25 Acres
Exterior HrdBoard/Masonite
Finish:
Roof: Shingle **Style:** Transitional
A/C: Heat Pump **Basement**
Fuel-Heat: Electric **Desc:**
Fireplace Gas Logs, In Family Room
Desc:
Lot Desc:
Fees Area Lights, Pool, Street Lights
Include:
Assumption: No Assumption
Other
Rooms: **Interior** 9 Ft Ceiling, Attic Pull Down, Cable TV Available, Security System Finished, **Features:** Trey Ceiling, Tub/ Sep Shower, W.I. Closet

Equip Dishwasher, Disposal, Electric Range, Microwave

Spec. SVC:

Green ENERGY STAR Appliances, ENERGY STAR Lighting Fixtures

Green Certs: ENERGY STAR Homes

Showing Instructions

Show Instruct: , Combo LB, Occupied
List Agent: R14700/ Rose Hammond **Agent Phone:** 919-965-0223 **Agent Appt Ph:** 919-595-8989
List Office: 1956 / Rose's Realty **Office Phone:** 919-965-0223
Co List Agent: **CoList Agent Ph:**
Comm to Buy Agt: 2.4 / % / Y **Comm to Sub Agt:** 0 / % / N **CoList Appt Ph:**
List Type: ER-Exclusive Right **Possession:** ATC **LADOM:** 2 **CDOM:** 2
PE: No

Comparable Information

Sale Agent:

SA Phone:

Terms:

Sale Office:

SO Phone:

Sold Price:

Pending Date:

Est Closing Dt:

Sold Dt:

Selling Info:

Financial Concessions (CC):

Other Concessions:

Special Circumstances:

Agent Only Remarks

Window treatments remain. Better than new home with lots of extra features. Shows beautifully but be aware two teenagers live here...Don't let the little white dog out - seller will take with them when they can.

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****Information deemed RELIABLE but not GUARANTEED****

Date: 02/05/2012