



Category: for sale

Price: \$94,500.00

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## Basic Facts

Date added: 10/05/2019

Area size: 0

Lot size: 0.0

Type: Residential

Status: For Sale

Bedrooms: 1

Bathrooms: 1.0

Floors: 1

Built In: MLS 69437

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## Description:

CUTE, COZY, AND LIKE NEW SPACIOUS PARK MODEL IN FANCY GAP. PERFECT TINY HOME ALREADY SET UP AND READY TO GO WITH EVERYTHING YOU NEED FOR SIMPLIFYING YOUR LIFE. SPACIOUS PRIVATE BEDROOM WITH CLOSET SPACE, A NICE SIZED FULL BATHROOM WITH TUB/SHOWER COMBO, FULL SIZED GAS STOVE, OVERHEAD MICROWAVE, AND REFRIGERATOR, PLUS A 300 SQFT LOFT THAT IS HAS PLENTY OF SPACE FOR GEUSTS TO SLEEP, OR STORAGE, OR BOTH IF THATS WHAT YOU NEED. THIS PARK MODEL WAS PURCHASED IN 2016 FROM THE MANUFACTURER, WHO HAD USED IT AS A SHOWROOM MODEL, SO IT IS LIKE BRAND NEW! HOME HAS BEEN NEWLY REFRESHED BY SELLERS WHO ADDED LED LIGHTING THROUGHOUT THE HOME, NEW COMMERCIAL GRADE HEAT PUMP, NEW SKIRTING, NEW POCKET DOORS, NEW MAIN PANEL, NEW FIBERGLASS STEPS. WITH 2 VDOT APPROVED COMMERCIAL ENTRANCES IN PLACE, THIS IS AN IDEAL LOCATION FOR SOMEONE LOOKING TO SET UP A SMALL BUSINESS, AS WELL. THERE ARE A MULTITUDE OF OPTIONS WITH THIS PROPERTY. HOME HAS WELL/SEPTIC, BUT COUNTY WATER AND SEWER IS AVAILABLE.

Addendum: THE COUNTY CHARGES @\$58/MO FOR SELLERS NOT BEING ON THE COUNTY WATER/SEWER HOOKUPS. SELLERS STATE HIGH SPEED DSL IS AVAILABLE VIA CENTURYLINK. NOT ON A PERMANENT FOUNDATION. CHURCH PROPERTY IN BACK HAS A PRESCRIPTIVE ROW ACROSS SOUTHERN PROPERTY ENTRANCE, HOWEVER, SELLERS STATE THERE HAS BEEN NO ACTIVITY AT THE OLD CHURCH IN MANY YEARS.

Private Remarks: SOME INFO TAKEN FROM PUBLIC RECORDS, BUYER TO VERIFY ALL TO THEIR SATISFACTION. THIS OFFICE DOES NOT HOLD ESCROW FUNDS. FURNITURE OPTIONAL.