

# Residential/Farm

MLS 118677

Status Active

Address 1230 Sam Lions Trail

Price \$499,000



State	VA	Elem School	Patrick Henry
Zip	24112	Middle School	Martinsville
Location	Forest Park	High School	Martinsville
City	Martinsville		
Tax Map No	63 (03) 05/11 & 12	Sold Financing	
Taxes	\$4,570	Concessions	
Seller(s)	Hurt, G. Samuel & Lori C		
Seller(s) Add	same		
Seller Phone			
Easement	Yes		
Restr Covenant	Yes		
Zoning	R-16 Res		
Style	Two Story		
Construction	Brick Veneer		
Roof	Composition, Shingle		
Roof Age Apx	10		
Basement	Finished, Unfinished, Walkout		
Garage	3 Car G, Attached, Opener, 1 Car G, Under		
Attic	Floored, Perm Stairs, Pulldown Stairs		
Fireplace	3 or More		
Floor	Wood, Tile, Other		
Heat	Heat Pump(s), Forced Air, Zoned		
Heat Age Apx			
Fuel	Elec, Gas		
Utilities On/Off	On		
Cooling	Central-Elec		
Cooling Age Apx			
Water	Public		
Sewer	Public		
Wtr Htr	Gas		
Plumbing Age Apx	10		
Appliances	Compactor, Dishwasher, Disposal, Double Oven, Dryer, Range-Gas, Refrigerator, Self Clean Oven, Washer		
Features	1st Flr B/R, Attic Fan, Cable Available, Cedar Closets, Ceiling Fan, Dble Pane Windows, Outbuilding, Patio, Porch, Security System,		
Condition	V G	Disclosure	Yes
		Disclaimer	No
Lead Paint Disc	Yes	Tenant House	No
		Restrictions	Yes
Lock Box	Yes, MLS		
Farm Buildings			
Farm Equip			
Terrain			
Surface Water			
Showing Instruc	Call listing agent. Call by night before to set up appt. MLS Lockbox.		

Lot Size	300x276x110x248
Acres Total Apx	1.23
Acres Pasture Apx	
Acres Timber Apx	
Year Built	1959
Sq Ft-1	3,755
Sq Ft-2	2,184
Sq Ft-3	
Sq Ft-BF	420
Sq Ft-BU	1,015
Sq Ft-TF	6,359
Rooms	17
Bedrooms	5
Baths	4
Half Baths	3
Listing Type	Residential

Room Name	Lv	Dimension
Bedroom	2	4 on 2nd floor
Den	1	
Dining	1	
Family	B	
Foyer	1	
Full Bath	2	3 on 2nd level
Kitchen	1	
Laundry Room	1	
Living	1	
Master Bedrm	1	
Master Bath	1	
Office	1	

**Public Remarks** All the charm of a gracious older home with all the updates of a newer one. Large rooms, high ceilings, hardwood floors, beautiful molding, pocket doors, built-ins. Kitchen & bathrooms renovated. Updated plumbing, electric & double pane windows. 2 master bedroom suites. Office with walnut built-ins. Main level laundry. Greenhouse. Mature landscaping & beautiful gardens. 3 zone heat & a/c. Additional rms: sunrm, mudrm, nursery. Additional features: jacuzzi, storm doors, walk-in closets, wet bar, window treatments. Dining room chandelier, generator, peonies in side garden do not convey.

**Legal** Lots 11 & 12, Section 5, Forest Park

**Directions** From Starling Avenue, turn onto Mulberry Rd, left on Sam Lions Trail, home is on the right.

DOM	13	Variable Rate	No
Listing Agent	Beverley Coleman	Agent Phone (276) 806-0791	SBC 3
Listing Office	Rives S. Brown REALTOR	Office Phone (276) 632-3463	BBC 3

Selling Price	Closing Date
Selling Agent	Agent Phone
Selling Office	Office Phone