



STYLE: Chalet
TOTAL ROOMS: 8
BEDROOMS: 4
FULL BATHS: 3
HALF BATHS: 0
TOTAL BATHS: 3
APX SQFT-TOTAL: 3084
APX ABV GRD FIN SQFT-TOTAL: 2484
YEAR BUILT: 1975
APX TOTAL ACRES: 0.89
APX PASTURE ACRES: 0
APX TIMBER ACRES: 0
LOT DIMENSIONS: 125x336x135x283
SURFACE WATER: Creek
UNIT #:
COUNTY: Henry County
LOCATION/SUBDIVISION: Shannon Hills
ELEMENTARY SCHOOL: Drewery Mason
MIDDLE SCHOOL: Laurel Park
HIGH SCHOOL: Magna Vista
ZONING: S-R Sub Res
TAX MAP NO: 62.1 (051) 000E/041
TAXES: 700
EASEMENT: Y
RESTRICTIVE COVENANT: Y
TERRAIN: Mixed
FARM BUILDINGS: None
FARM EQUIPMENT: None

Room Name:	Level:	Dimensions:	Room Name:	Level:	Dimensions:
Foyer	1		Family	1	
Kitchen	1		Dining	1	
Bedroom	1		Bedroom	1	
Full Bath	1		Bedroom	2	
Bedroom	2		Full Bath	2	
Family	B		Full Bath	B	

APX SQFT-1: 1639 **APX SQFT-2:** 845 **APX SQFT-3:** 0 **APX SQFT-BF:** 600 **APX SQFT-BU:** 1039
APX ROOF AGE: 8 **APX HEATING AGE:** new **APX COOLING AGE:** new
APX PLUMBING AGE: **APX WATER HEATER AGE:** **UTILITIES ON/OFF:** On

APPLIANCES: Dishwasher

FEATURES: 1st Floor Bedroom, Cable Available, Cathedral Ceilings, Ceiling Fan, Double Pane Windows, Deck, Exhaust Fan, Paved Drive, Storm Doors, Underground Utilities, Walk-in Closet

CONSTRUCTION: Vinyl, Wood

ROOF: Composition Shingle

BASEMENT: Full, Partially Finished, Walkout

GARAGE: None

ATTIC: Pulldown Stairs

FLOOR: Carpet, Ceramic, Tile, Wood

FIREPLACE: 2

HEAT: Heat Pump(s)

FUEL: Electric

COOLING: Heat Pump(s)

WATER: Public

SEWER: Public Available, Septic

WATER HEATER: Electric

LEGAL : Lot 41, Section E, Shannon Hills

DIRECTIONS: From Martinsville take 220 South. Cross over 220/58 bypass. Approximately 1/2 mile after bypass take a right on Shamrock Drive. Left on Dora Trail. Right on Romana Drive. Home is on right.

PUBLIC REMARKS: Renovated home in quiet neighborhood. The following are new: vinyl siding, gutters, decks, 13 seer heat pump, windows, doors, hardwood flooring, ceramic tile in bathrooms, kitchen counters. Beautiful family room has cathedral ceiling, french doors opening onto deck and fireplace. Roof around A frame on back of house turns out by design to keep water off decks. Priced to sell.

Beverley Coleman
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