

Cross Property Client Full

245 Helton Lane #87, Fort Mill SC 29708

MLS#: 3298004	Category: Single Family	Parcel ID: 6520101062	List Price: \$364,745
Status: Closed	Tax Location: York	County: York	Closed Price: \$364,745
Subdivision: Brayden	Tax Value:	Zoning: R-3	
Zoning Desc: Residential		Deed Ref: 13886 185	
Legal Desc: LT 87 Brayden PH3 Sheet 1	Approx Lot Dim: 42x120x18	Lot/Unit #: 87	
Approx Acres: 0.11		Elevation:	
Lot Desc:			



General Information

Type: **2 Story**
 Style: **Transitional**
 Construction Type: **Site Built**

HLA
 Main: **1,263**
 Upper: **1,225**
 Third: **0**
 Lower: **0**
 Bsmnt: **0**
 Above Grade: **2,488**
 Total: **2,488**

Unheated Sqft
 Main: **514**
 Upper: **0**
 Third: **0**
 Lower: **0**
 Bsmnt: **0**
 Total: **514**

School Information

Elem: **Gold Hill**
 Middle: **Pleasant Knoll**
 High: **Fort Mill**

Bldg Information

Beds: **4**
 Baths: **3/0**
 Year Built: **2017**
 New Const: **Yes**
 Construct Status: **Under Construction**
 Builder: **Standard Pacific Homes**
 Model: **Parnell A**

Additional Information

Prop Fin: **Conventional**
 Assumable: **No**
 Ownership: **Seller owned for at least one year**
 Special Conditions: **None**
 Publicly Maint Rd: **Yes**

Room Information

Room Level	Beds	Baths	Room Type
Main	1	1/0	Bathroom(s), Bedroom(s), Breakfast, Dining Room, Great Room, Kitchen
Upper	3	2/	Bathroom(s), Bedroom(s), Laundry, Loft, Master Bedroom

Features

Parking:	Detached Garage, Garage - 2 Car	Doors/Windows:	g-Insulated Windows
Driveway:	Concrete	Fixtures Exceptions:	No
Laundry:	Upper		
Foundation:	Slab		
Fireplaces:	Yes, Gas Logs, Natural Gas		
Floors:	Carpet, Tile, Wood		
Equip:	Cable Prewire, CO Detector, Cooktop Gas, Dishwasher, Disposal, Exhaust Fan, g-Energy Star® Dishwasher, g-Energy Star® Light Fixtures, Ice Maker Connection, Microwave, Natural Gas		
Comm Features:	Club House, Playground, Pond, Pool, Recreation Area, Sidewalk, Walking Trails		
Interior Feat:	Attic Stairs Pulldown, Kitchen Island, Open Floorplan, Pantry		
Exterior Const:	Fiber Cement		
Porch:	Patio	Roof:	Architectural Shingle
Street:	Concrete		

Utilities

Sewer:	County Sewer	Water:	County Water
HVAC:	Multizone A/C, MultiZone Heat, Natural Gas	Wtr Htr:	Electric

Association Information

Subject To HOA:	Required	Subj to CCRs:	Yes
HOA Management:	Kuester	HOA Phone:	803-802-0004
Proposed Spcl Assess:	No	Confirm Spcl Assess:	No

Remarks

Public Remarks: **The perfect Parnell is sized just right, with the right space. Main floor offers a guest suite, gourmet kitchen with s/s appliances, wood floors and covered porch. The second floor features a generous owners suite, loft, 2 bedrooms, bath and laundry room. Spacious detached garage with generous attic storage makes this a great low maintenance home.**

Directions: **From the North: I-77 South to exit 85 - Fort Mill/Hwy 160 and turn right. Travel approx.. 1.5 miles, turn right on Emory Lane. South State Bank and Trust is across the street their address for GPS is 817 Dave Gibson Blvd. Brayden is across the street at the waterfall entrance.**

Listing Information

DOM:	204	CDOM:	204	Closed Dt:	03/23/18	Slr Contr:	\$1,000
UC Dt:	01/28/18	DDP-End Date:		Close Price:	\$364,745	LTC:	258

Prepared By: Linda Hoverman ONeal

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