

## Cross Property Client Full

**2003 Marquesas Avenue, Tega Cay SC 29708-8526**

MLS#: <b>3449621</b>	Category: <b>Single Family</b>	Parcel ID: <b>641-02-01-003</b>	List Price: <b>\$264,900</b>
Status: <b>Closed</b>	Tax Location: <b>Tega Cay</b>	County: <b>York</b>	Closed Price: <b>\$257,000</b>
Subdivision: <b>Tega Cay</b>	Tax Value: <b>\$167,000</b>	Zoning: <b>Res</b>	
Zoning Desc: <b>LOT 3 SEC 2 TEGA CAY</b>	Approx Lot Dim: <b>.21</b>	Deed Ref: <b>11074-77</b>	
Legal Desc: <b>Winter View, Wooded</b>		Lot/Unit #:	
Approx Acres: <b>0.21</b>		Elevation:	
Lot Desc: <b>Winter View, Wooded</b>			



General Information

Type: **1 Story Basement**  
 Style: **Ranch**  
 Construction Type: **Site Built**

School Information

Elem: **Tega Cay**  
 Middle: **Gold Hill**  
 High: **Fort Mill**

HLA

Main: **1,600**  
 Upper: **0**  
 Third: **0**  
 Lower: **0**  
 Bsmnt: **355**  
 Above Grade: **1,600**  
 Total: **1,955**

Unheated Sqft

Main: **0**  
 Upper: **0**  
 Third: **0**  
 Lower: **0**  
 Bsmnt: **0**  
 Total: **0**

Bldg Information

Beds: **3**  
 Baths: **2/1**  
 Year Built: **1989**  
 New Const: **No**  
 Construct Status:  
 Builder:  
 Model:  
 Garage Sqft:

Additional Sqft: **464**

Additional Information

Prop Fin: **Cash, Conventional, FHA, VA**  
 Assumable: **No**  
 Ownership: **Seller owned for at least one year**  
 Special Conditions: **None**  
 Road Responsibility: **Publicly Maintained Road**

Room Information

<u>Room Level</u>	<u>Beds</u>	<u>Baths</u>	<u>Room Type</u>
<b>Main</b>	<b>3</b>	<b>2/0</b>	<b>Bathroom(s), Bedroom(s), Dining Area, Entry Hall, Great Room, Kitchen, Laundry, Master Bedroom</b>
<b>Basement</b>		<b>/1</b>	<b>Den</b>

Features

Parking: <b>Garage - 2 Car, Garage Door Opener</b>	Main Level Garage: <b>Yes</b>
Driveway: <b>Concrete</b>	Doors/Windows: <b>g-Insulated Windows</b>
Laundry: <b>Main, Laundry Room</b>	Fixtures Exceptions: <b>No</b>
Foundation: <b>Basement</b>	
Fireplaces: <b>Yes, Great Room</b>	
Floors: <b>Carpet, Laminate Wood, Tile, Wood</b>	
Equip: <b>Cable Prewire, Ceiling Fan(s), Dishwasher, Disposal, Electric Dryer Hookup, Gas Range/Electric Oven, Ice Maker Connection</b>	
Comm Features: <b>Golf Course, Lake, Playground, Pool, Recreation Area, Tennis Court(s), Walking Trails</b>	
Interior Feat: <b>Open Floorplan</b>	
Exterior Feat: <b>Deck</b>	
Exterior Const: <b>Wood</b>	
Porch: <b>Back, Glass, Screened</b>	Roof: <b>Composition Shingle</b>
Street: <b>Paved</b>	

Utilities

Sewer: <b>City Sewer</b>	Water: <b>City Water</b>	Wtr Htr: <b>Gas</b>
HVAC: <b>Central Air, Gas Hot Air</b>		
Subject To HOA: <b>None</b>	Subj to CCRs:	HOA Subj Dues:

Remarks

**Public Remarks: Lovely 3 bedroom split bedroom ranch plan on beautifully landscaped lot with seasonal water views and a 2 car garage. Grounds are beautifully landscaped and hardscaped. Open floor plan with spacious kitchen with gas range and large family room open to deck and sunroom. Seasonal views of Lake Wylie from the great room, decks, porch, bedroom and master bedroom. Newer Pella Windows throughout! Lower level room with a half bath makes a great man cave and has it's own private patio with lake views. Finished on site hardwood floors in kitchen and dining area. Home has been well maintained and loved. Priced to sell. Add your own personal touches and make this your home!**

**Directions: Tega Cay Drive, left on Marquesas**

Listing Information

DOM: <b>3</b>	CDOM: <b>3</b>	Closed Dt: <b>12/07/18</b>	Slr Contr: <b>\$0</b>
UC Dt: <b>11/04/18</b>	DDP-End Date: <b>11/24/18</b>	Close Price: <b>\$257,000</b>	LTC: <b>35</b>

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