

## Cross Property Client Full

**4472 Fuda Court, Harrisburg NC 28075-6200**

MLS#: <b>3449596</b>	Category: <b>Single Family</b>	Parcel ID: <b>5507-60-3392-0000</b>	List Price: <b>\$399,900</b>
Status: <b>Closed</b>	Tax Location: <b>Harrisburg</b>	County: <b>Cabarrus</b>	Closed Price: <b>\$399,900</b>
Subdivision: <b>Bridge Pointe</b>	Tax Value: <b>\$344,110</b>	Zoning: <b>RM-1</b>	
Zoning Desc: <b>LT 173 BRIDGE POINTE PH 6 MAP 2 .55AC</b>	Approx Lot Dim: <b>135 X 189 X 88 X 159</b>	Deed Ref: <b>11526-151</b>	
Approx Acres: <b>0.55</b>		Lot/Unit #:	
Lot Desc: <b>Cul-de-sac Lot</b>		Elevation:	



<u>General Information</u>		<u>School Information</u>	
Type:	<b>2 Story</b>	Elem:	<b>Harrisburg</b>
Style:	<b>Transitional</b>	Middle:	<b>Hickory Ridge</b>
Construction Type:	<b>Site Built</b>	High:	<b>Hickory Ridge</b>
<u>HLA</u>		<u>Bldg Information</u>	
Main:	<b>2,191</b>	Unheated Sqft:	<b>152</b>
Upper:	<b>1,027</b>	Bed:	<b>4</b>
Third:	<b>0</b>	Baths:	<b>3/1</b>
Lower:	<b>0</b>	Year Built:	<b>2015</b>
Bsmnt:	<b>0</b>	New Const:	<b>No</b>
Above Grade:	<b>3,218</b>	Construct Status:	<b>Complete</b>
Total:	<b>3,218</b>	Builder:	<b>Orleans Homes</b>
Additional Sqft:	<b>496</b>	Model:	
		Garage Sqft:	
<u>Additional Information</u>			
Prop Fin:	<b>Cash, Conventional</b>		
Assumable:	<b>No</b>		
Ownership:	<b>Seller owned for at least one year</b>		
Special Conditions:	<b>None</b>		
Road Responsibility:	<b>Publicly Maintained Road</b>		
<u>Room Information</u>			

Room Level	Beds	Baths	Room Type
<b>Main</b>	<b>2</b>	<b>2/1</b>	<b>Bathroom(s), Bedroom(s), Breakfast, Dining Room, Entry Hall, Great Room, Laundry, Master Bedroom</b>
<b>Upper</b>	<b>2</b>	<b>1/0</b>	<b>Bathroom(s), Bedroom(s), Loft</b>

Features

Parking:	<b>Attached Garage, Garage - 2 Car, Garage Door Opener, Side Load Garage</b>	Main Level Garage: <b>Yes</b>
Driveway:	<b>Concrete</b>	Doors/Windows:
Laundry:	<b>Main, Laundry Room</b>	Fixtures Exceptions: <b>No</b>
Foundation:	<b>Slab</b>	
Fireplaces:	<b>Yes, Gas Logs, Great Room</b>	
Floors:	<b>Carpet, Tile, Wood</b>	
Equip:	<b>Cable Prewire, Ceiling Fan(s), Dishwasher, Disposal, Electric Dryer Hookup, Gas Range/Electric Oven, Ice Maker Connection, Microwave, Self Cleaning Oven</b>	
Comm Features:	<b>Playground, Pool</b>	
Interior Feat:	<b>Cable Available, Garden Tub, Kitchen Island, Open Floorplan</b>	
Exterior Feat:	<b>Fenced Yard</b>	
Exterior Const:	<b>Stone Veneer, Vinyl</b>	
Porch:	<b>Back, Screened</b>	Roof: <b>Architectural Shingle</b>
		Utilities
Sewer:	<b>City Sewer</b>	Water: <b>City Water</b>
HVAC:	<b>Central Air, Gas Hot Air, Multizone A/C, MultiZone Heat</b>	Wtr Htr: <b>Gas</b>

Association Information

Subject To HOA: <b>Required</b>	Subj to CCRs: <b>Yes</b>	HOA Subj Dues: <b>Mandatory</b>	
HOA Management: <b>Cusick Mgmt</b>	HOA Phone: <b>704-544-7779</b>	Assoc Fee: <b>\$500/Annually</b>	

Remarks

**Public Remarks:** **Amazing home with fantastic features on a 1/2 acre cul de sac lot in popular Bridge Pointe. This fabulous 4 BR, 3.5 BTH transitional home is loaded with upgrades and features a very open floor plan with oversized kitchen open to family room with relaxing stacked stone fireplace. Screened porch opens to stone patio with firepit in a large, flat lot that is beautifully landscaped and protected with 6 foot aluminum fencing. Great floor plan with courtyard and side load garage and LOADS of curb appeal. Built by Orleans homes and loaded w/ extras. Great kitchen with 1st quality cabinets, granite, subway tile backsplash, appliances and under counter lighting. Master bedroom on main level along with guest bedroom and full bath. Courtyard allows access to the home (lock box is on the courtyard door). CPI security added. This one is a beauty in brand new condition. Owners hate to say goodbye.**

Listing Information

DOM: <b>2</b>	CDOM: <b>2</b>	Closed Dt: <b>12/11/18</b>	Slr Contr: <b>\$0</b>
UC Dt: <b>11/04/18</b>	DDP-End Date: <b>11/30/18</b>	Close Price: <b>\$399,900</b>	LTC: <b>39</b>

Prepared By: Linda Hoverman ONeal

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