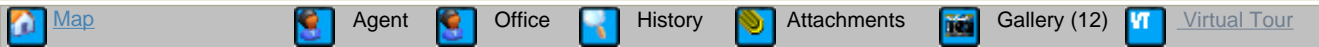


Customer Display w/ Gallery



R A440299A

116 Mecklenburg Montreat, NC 28757

List: \$795,000

Firm: 1191

Agt: 261002425

Area / County	E - Buncombe	City / Comm:	Montreat
Subdivision:	Mountain Retreat	Inside City:	Yes
Bedrooms:	4	Apx Tot. Htd SqFt:	3245
Baths:	3	Apx Yr. Built:	1993
Half Baths:	14	Taxes:	4781
Deed Bk/Pg:	4331 / 6338	Tax Year:	2008
Condo/TH Lvl:		Zoning:	RES
Assoc Fee/Per:	no /	Deed Rest:	Yes
Owner:	Claybrook	PIN:	0710-54-3733



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Apx Acres: .3	Lot Dim:	Rd Maint Agrmt:	Maint Agrmt \$:
State Rd: No	Road Ftg:		

Apx 1st Flr Fin SF: 2,337	Apx 2nd Flr Fin SF: 0	Apx 3rd Flr Fin SF: 0
Apx BSMT Fin SF: 908	Apx UnFin BSMT SF: 89	Handicap Acc: Yes
Elementary: BLACK MOUNTAIN	Middle School: CHARLES D OWEN	High School: CHARLES D OWEN

ROOM	APX DIM/DESC	LEVEL	ROOM	APX DIM/DESC	LEVEL
Living Rm:		1	MBR:	light, airy	1
Dining Rm:		1	BR 2:	private bath	1
Great Rm:	Granite Freplac	1	BR 3:	Windows	B
Family Rm:		1	BR 4:	outside door	B
Kitchen:	New in 1907	1	BR 5:		
Laundry:		1	Bath 1:	Master	
1/2 BA 1:		1	Bath 2:	Private	1
1/2 BA 2:			Bath 3:	Large	B
Bonus Rm:	Sun/Music Room	1	Other:	Large scr porch	1

Interior Features: 2 Master Bedrooms , Alarm System , Fireplace(s) , Gas Logs , Open Floorplan , Pantry , Vaulted Ceiling , Master on Main

Exterior Features: Insulated Doors , Insulated Windows

Appliances:

Does Not Convey: -

Style: 1 Story w/basement , Contemporary	Ext Finish: Stone , Wood Siding
Bsmt/Fnd: Bas Full Part Finished	Garage/Crpt: Garage Dbl Main
Floors: Carpet , Hardwood , Vinyl	Roof: Architectural Shingle
Heating: Baseboard , Heat Pump	Cooling: Heat Pump
Water: Public	Sewer: Public
Porch: Front , Screened , Side	
Lot Desc: 2000-2500 ft. Elev. , Artificial Waterfall , Corner lot , Level , Rolling , Wooded	Street: Paved , Street Lights
Drive: Gravel	
Financing: Cash , Conventional	Docs On File: Aerial , Home Inspection , Pest Inspection , Res. Prop Disclosure
	Showing Inst: Confirm Req. Before Show , Supra Lock Box

Directions: -1-40 E. to Exit 64, Black Mtn. Left on Hwy 9 thru town, straight N. thru Montreat Gate. Turn 1st Left on Kanawha, up hill to corner of Mecklenburg and Kanawha. House on right.

Remarks: -Beautiful contemporary home designed for privacy. Energy efficient. Great room,vaulted ceilings w/lofty windows to bring in light. Open yet cozy and comfortable. Remodeled Artisan kitchen with Zodiac counter tops and soft-close drawers. Wired for surround sound,cable ready, FP gas logs remove easily if you prefer wood burning. Seller says highest elec. bill was \$140. Walk-out, daylight basemnt plumbed,wired for second kit.central HVAC.

**Prepared For You By:**

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Front of house



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Living Room from Sun room



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New Fantastic Kitchen



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Master Bedroom



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Waterfall



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Diningroom in Great Room

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Living Room toward sun rm



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Large screened room



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Kitchen Toward Dining rm



© WNCRMLS, LLC

Waterfall



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House From Road



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3rd Bedroom Lower Floor

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05/08/2009 04:15 PM
Prepared By: Jane Frist

This display was created 05/08/2009.

While the information was believed accurate at that time, all information is subject to verification.