

Cross Property Client Full w/photos

927 3rd Avenue Place NW #22-25 PT 26, Hickory NC 28601

MLS#: 3503925	Category: Multi-Family	Parcel ID: 370317117324	List Price: \$199,800
Status: Active	Tax Location: Hickory	County: Catawba	
Subdivision: Hillcrest	Tax Value: \$111,100	Zoning: R-3	
Zoning Desc:		Deed Reference: 3489/1267	
Legal Desc: LOT 22-25 PT16-21 26 PL 3-138			
Elevation:			



<u>General Information</u>		<u>School Information</u>	
Type: Duplex		Elem: Oakwood	
Style: Ranch		Middle: Grandview	
# Units: 2		High: Hickory	
<u>Bldg Information</u>		<u>Sqft Information</u>	
Beds: 4	Green Cert:	Bsmnt: 0	
Baths: 2/0	HERS:	Additional Sqft:	
Year Built: 1963	Units Proj:	Sqft Unheat Bsmnt: 0	
New Const: No	Units Comp:	Total: 1,800	
Construct Status:		Garage Sqft: 0	
Builder:			
Model:			
Pet Allowed: No			
<u>Additional Information</u>			
Prop Fin: Cash, Conventional, FHA, VA			
Assumable: No			
Ownership: Seller owned for at least one year			
Owner Responsible: Management Fee			
Tenant Responsible: All Utilities, Cable, Electricity, Water			
Special Conditions: None			
Road Responsibility: Publicly Maintained Road			

Recent: **05/14/2019 : DECR : \$204,400->\$199,800**

Unit Information

Unit	HLA	Monthly Rent	Full Baths	Half Baths	Bedrooms	Rooms
1	900	\$830	1		2	Den, Kitchen, Living Room
2	900	\$750	1		2	Breakfast, Den, Kitchen, Living Room

Other Rooms: **Bathroom(s), Bedroom(s), Den, Kitchen, Laundry**

Features

Lake/Water Amenities: None	Main Level Garage: No
Parking Total:	Doors/Windows:
Parking: Driveway, On-Street Parking	Fixtures Exceptions: No
Driveway: Asphalt	
Laundry: Main	
Foundation: Block, Crawl Space	
Fireplaces: No	
Floors: Carpet, Tile	
Equip: Ceiling Fan(s), Dishwasher, Dryer, Electric Range/Oven, Refrigerator, Washer	
Unit Feat: Cable Available, Dishwasher, Porch/Patio, Range/Oven, Refrigerator, Other	
Exterior Feat: Deck	
Exterior Const: Brick - Solid	
Street: Paved	Construction Type: Site Built

Utilities

Sewer: City Sewer	Water: City Water	Wtr Htr: Electric
HVAC: Heat Pump - AC, Heat Pump - Heat		

Land Information

Approx Acres: 0.66	Approx Lot Dim: 118 X 206 X 197 X 173
Lot Desc: Corner Lot, Sloping	

Association Information

Subject To HOA: None	Subj to CCRs:	HOA Subj Dues: No
Proposed Spcl Assess:	Confirm Spcl Assess: No	

Remarks

Public Remarks: **NEWLY RENOVATED DUPLEX IN NW HICKORY! Both of these units were completely renovated in 2018. Each unit has been perfectly designed to maximize the space and amenities for Modern Living. Both units include Stainless Steel Appliances, New Kitchen Cabinets and Countertops, Stackable Washer/Dryer, Beautifully Refinished Hardwood Floors, Modern Bathroom Vanities and Fixtures as well as New Windows, New HVAC and Ceiling Fans. The yard has been Newly Landscaped and Hosts Expansive areas for Outdoor Entertaining and Plenty of Outdoor Storage. Unit #2 has expansive deck. INVESTORS, this is an Opportunity you Must See!**

Directions: **In Hickory, take Hwy 321 N. Turn RIGHT onto 2nd Ave NW (Between McDonalds & Hamms). Go 3/4 mile and turn LEFT onto 9th Street NW (Spa Fitness Center). Go through stop light and turn LEFT onto 3rd Avenue Place NW. Property on the LEFT.**

Listing Information

DOM: 8	CDOM: 8	Closed Dt:	Sir Contr:
UC Dt:	DDP-End Date:	Close Price:	LTC:



Prepared By: Tim Yount

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