



326 PINE RIDGE Lane Dadeville, AL 36853

MLS #11-1108

Beautiful flat point lot with over 575' of waterfront in a great neighborhood. Views from every room of this 4BR/3BA Lake Martin home. Two large family rooms with awesome views. Two car/boat house garage with boat ramp to the lake. This home offers Circle drive, Covered boat house, and Hot Tub! Faces South so you can watch the Sunrise and the Sunset! Great buy call for your private showing toda

#### Contract Information

Status	Active	Status Change Date	10/07/2011
Begin Date	10/05/2011	End Date	10/05/2012
Original List Price	539,000	List Price	539,000
List Commission	3	Sell Commission	3
Short Sale	No	Foreclosure	No
Lock Box Number	00526255	Photo Available	Y
Owner	Lisa and Robert Mcilwain	Occupant	Owner
How To Show	Call Listing Agent	Possession	Close of Escrow
Listing Type	Exclusive Right To Sell		

#### Reports

Listing Member	Rhonda Jaye cell: 256-749-8681 Home: 256-825-4397 Office: 256-215-7021 Fax #: 256-825-9093 <a href="http://www.rhondaatlakemartin.com">http://www.rhondaatlakemartin.com</a>	Listing Office	ERA Lake Martin Realty - Dadeville Office Phone: 256-825-9092 <a href="http://www.eralakemartinrealty.com">http://www.eralakemartinrealty.com</a>
Property Type	Residential	Days On Market	3

#### Address Information

County	Tallapoosa	Map Zone	4
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#### General Property Description

Book Section	Residential	Realtor.com Type	Residential Single Family
Waterfront	Yes	Lake Name	Lake Martin
Golf Course	N	Condo/Villa	None
Deeded	Deeded	Total Bedrooms	4
Total Bathrooms	3	Total SqFt.	2,900
SqFt. Source	Owner/Seller	Year Built	1970
Style	Lake Home	Mfd Home	No
Stories	2	Garage Stall	2
Garage Remarks	Detached		

#### Legal and Taxes

Subdivision	Pine Ridge	Area	4(four) Sandy Creek/Manoy Creek
Schools	Call Superintendent		

#### Directions & Remarks

Directions Directions from Dadeville,Hwy 49 south to right on Old Susannah,left on Pine Ridge Lane (1st street past Volunteer FD),home at the end of road... ....Point Lot!!!.....

Details			
<b>Waterfront Features:</b>	Boat House; Boat Ramp; Boat Slip; Pier; Seawall; Waterfront Footage: 575'	<b>Sewage:</b>	Septic
<b>Foundation:</b>	Crawl Space	<b>Water:</b>	Walnut Hill Wtr Assn
<b>Roof:</b>	Composition	<b>Appliances:</b>	Dishwasher; Dryer; Range (Elec); Refrigerator; Washer; Water Heater (Elec)
<b>Siding:</b>	Brick; Frame	<b>Heating:</b>	Central (Elec)
<b>Walls:</b>	Drywall; Paneling	<b>Cooling:</b>	Central (Elec)
<b>Floors:</b>	Other; Tile; Wall to Wall Carpet; Wood Floors	<b>Exterior:</b>	Covered Deck; Covered Patio; Deck; Gutters; Patio; Porch; Shrubs
<b>Utilities/Fuel:</b>	Alabama Power		

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Prepared by Rhonda Jaye on Saturday, October 08, 2011 10:41 AM

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