

# NOW AVAILABLE

MLS #967972

130 Greenwich Dr.  
**\$220,000**



Virtual Tour

[www.TourFactory.com/651306](http://www.TourFactory.com/651306)

2044 HSF ■ 3 Bedrooms ■ 2.5 Baths ■ .51 Acre

Relaxing Waterfall Fountain & Wrap Around Porch Awaits You! Gorgeous Plan w/So Many Upgrades! Hardwood Floors, Granite, Spacious Chef's Kitchen w/Breakfast Bar, Breakfast Area & Dining Room, Spacious Master on Main w/Private Bath & Walk-In Closet, Two Story Great Room Features FP w/Custom Tiled Surround & Granite Hearth, Foyer Has Marble Tiled Floors, Custom Built Storage Building and Spacious 44x17 Rear Deck!

**START PACKIN'! ONE LOOK AND YOU'LL BE READY TO MOVE IN!**



**Wendy D. Smith**  
Broker/Realtor®

*The*  
**Family Matters**  
Team  
*"Building Relationships One Home at a Time"*

  
**KELLER WILLIAMS**  
REALTY

Lake Norman - Mooresville  
118 Morlake Drive, Suite 100  
Mooresville, NC 28117

Cell: (704) 634-4135 • Fax: (704) 660-0842  
Email: [wendy@thefamilymattersteam.com](mailto:wendy@thefamilymattersteam.com)  
[www.thefamilymattersteam.com](http://www.thefamilymattersteam.com)

## FEATURES OF THIS FINE HOME

SELLERS HAVE TAKEN  
WONDERFUL CARE OF THIS ONE!

2044 HSF  
3 Bedrooms, 2 1/2 Baths

Beautiful 2 Story Floor Plan

Spectacular Wrap Around Porch w/  
Relaxing Waterfall Fountain



2-Story Foyer w/Marble Tiled Floors

Spacious Great Room Features F/P with  
Custom Tiled Surround & Granite Hearth

Hardwoods, Ceramic Tile, and Granite Countertops

**Spacious Chef's Kitchen w/New Appliances**  
& Plenty of Counter Space & Cabinets

Master Suite on Main Level and Two Large Bedrooms  
on 2nd Floor all Provide Spacious Walk-In Closets

Formal Dining Room and Breakfast Room



Updated Light Fixtures  
Inside and Out

44 x 10 Rear Deck w/Stucco  
Coated Foundation & Alarmed  
Storage Area

Custom Built 12 x 17  
Storage Building







Single Family ACT Area: 12-5  
 MLS#: 967972 LP: \$220,000  
 130 Greenwich DR  
 Statesville, NC 28677

SQFT HLA Unheated:  
 Main: 1200 - 1500 400 - 500  
 Upper: 600 - 800 0  
 Lower: 0 0  
 Bsmt: 0 0  
 Third: 0 0

Media: 15  
 Subdivision: The Landings  
 Tax Loc: Iredell  
 County: Iredell

Total HLA: 1800 - 2200  
 Unheated SqFt: 400 - 500  
 Additional SqFt: 900 - 1200  
 Beds: 3  
 Baths: 2/1  
 Year Built: 2000  
 Model:

New Construction: N Completed: Builder:

**SCHOOLS**

Elementary: Celeste Henkel Middle: West Iredell High: West Iredell

**ROOMS**

Main: Breakfast, Foyer, Great Rm, Kitchen, Laundry, Master BR, Dining Rm

Upper: Bedroom 2, Bedroom 3

Lower: None

Basement: None

Third: None

	Main	Upper	Lower	Bsmt	Third	Total
Full Bath:	1	1	0	0	0	2
Half Bath:	1	0	0	0	0	1

**PROPERTY**

Approx Lot Dimension: 80x58x147x129x179 Approx. Acres: 0.51  
 Parcel ID: 4713-87-4525.000 Legal: L11 The Landings Pb 31-160 Ph  
 Deed Ref: 1793/387 Zoning: Ra  
 Lot Description: Corner Lot

Tax Value: \$175,420  
 HOA Fee: \$120 Annually  
 HOA Mgmt: Rob Collier  
 HOA Phone:

**DESCRIPTION**

Type: 2 Story Style: Transitional Exterior Const: Vinyl  
 Driveway: Asphalt Foundation: Crawl Space  
 Parking: 2 Car Garage, Attached  
 Fireplace: Y Fireplace Location: Gas Logs, Great Room  
 Laundry: 1st Floor, Utility Room Floors: Ceramic Tile, Wood, Wall-to wall Carpet, Marble  
 Doors/Windows: Insulated Windows  
 Equipment: Ceiling Fan(s), Dishwasher, Disposal, Electric Range/Oven, Ice Maker Connection, Microwave, Security System, Smoke Detector, Cable Prewire, Electric Dryer Hookup

Interior Features: GardenTub  
 Exterior Features: Building - Storage Shed / Outbuilding, Deck, Porch  
 Community Features: Recreation Area  
 Green Certification:  
 HERS Index:

**UTILITIES**

Water/Sewer: County Water, Septic Tank Water Heater: Electric HVAC: Heat Pump - AC, Heat Pump - Heat

Celeste Henkel Elementary  
<http://www.iss.k12.nc.us/schools/celeste/>

SCHOOL WEBSITES

West Iredell Middle School  
<http://www.iss.k12.nc.us/schools/wms/>

West Iredell High School  
<http://www.iss.k12.nc.us/schools/wihs/>



## UTILITIES

Electric  
Energy United - (704) 892-0278

Water  
West Iredell Water -

Gas  
PSNC—(877) 776-2427

Telephone  
AT&T—(877) 678-2355

Cable  
Time Warner—(704) 377-9600

Trash  
Benfield Sanitation Services—(704) 872-2668

## PROPERTY TAXES

2009 Assessment Year  
\$926

## HOA FEES

\$120 Annually

