

**ALL FIELDS DETAIL**



<b>MLS #</b>	1232246	<b># of Bedrooms</b>	3
<b>Status</b>	Active	<b># of Full Baths</b>	2
<b>Type</b>	Single Family-Detached	<b># of Half Baths</b>	1
<b>Address</b>	211 E Prince Rd	<b>Garage Capacity</b>	None
<b>City</b>	Landrum	<b># of Stories</b>	Two
<b>State</b>	SC	<b>Approx Age</b>	50+
<b>Zip</b>	29356	<b>County</b>	Spartanburg
<b>Area</b>	015	<b>Garage Type</b>	None
<b>Class</b>	Residential		
<b>Listing Price</b>	\$120,000		
<b>Sale/Rent</b>	For Sale		
<b>IDX Include</b>	Yes		

**GENERAL**

<b># of BRs Below Grade</b>	0	<b># of Fireplaces</b>	3
<b>SQFT Finished and Heated</b>	2000-2199	<b>Subdivision</b>	None
<b>Tax ID Number</b>	1-08-01-092.00	<b>Legal Lot Number</b>	24
<b>Approx Lot Dimensions</b>	155x205x155x205	<b>Approx # of Acres</b>	0.76
<b>Approx Year Built</b>	1910	<b>Agent</b>	SUNIL VARGHESE - Cell: (864) 525-7449
<b>Listing Office 1</b>	Wham AARE, LLC - Main: (864) 801-9468	<b>SA</b>	0%
<b>BA</b>	3%	<b>Variable Rate Com</b>	N
<b>Listing Type</b>	Exclusive Right to Sell	<b>Agency Relationship</b>	Buyer Agent
<b>Listing Date</b>	10/5/2011	<b>Associated Document Count</b>	2
<b>Living Room (Y/N)</b>	Y	<b>Living Room Size</b>	13x12
<b>Dining Room (Y/N)</b>	Y	<b>Dining Rm Size</b>	13x19
<b>Breakfast Room (Y/N)</b>	N	<b>Kitchen (Y/N)</b>	Y
<b>Kitchen Size</b>	13x15	<b>Great Room (Y/N)</b>	N
<b>Den (Y/N)</b>	N	<b>Bonus/Rec Room (Y/N)</b>	N
<b>Florida Room (Y/N)</b>	N	<b>Laundry (Y/N)</b>	Y
<b>Laundry Size</b>	5x8	<b>Master Bedroom (Y/N)</b>	Y
<b>Master Bedroom Size</b>	13x12	<b>Bedroom #2 (Y/N)</b>	Y
<b>Bedroom #2 Size</b>	19x9	<b>Bedroom #3 (Y/N)</b>	Y
<b>Bedroom #3 Size</b>	20x10	<b>Bedroom #4 (Y/N)</b>	N
<b>Other Room 1</b>	Study	<b>Other Room 1 Size</b>	13x11
<b>Other Room 2</b>	2nd Floor Plan	<b>Other Room 2 Size</b>	11x8
<b>VOW Include</b>	Yes	<b>VOW Address</b>	Yes
<b>VOW Comment</b>	Yes	<b>VOW AVM</b>	Yes
<b># of Rooms Below Grade</b>	0	<b># of Bedrooms Main Level</b>	1
<b>Status Date</b>	11/7/2011	<b>HotSheet Date</b>	2/21/2012
<b>Price Date</b>	2/21/2012	<b>Input Date</b>	11/7/2011 7:40:00 PM
<b># Full Baths on Main Lvl</b>	1	<b>Showing</b>	Call Specified Appointment Center
<b>Contact # for Appts</b>	864.467.0000	<b>Directions</b>	From Wade Hampton Blvd take Hwy 14 North for approximately 18 miles through downtown Landrum and bear left onto E Prince Rd. Home is on the left on the corner of E Prince and Pine.
<b>Update Date</b>	2/21/2012	<b>Cumulative DOM</b>	139
<b>Agent Hit Count</b>	96	<b>Client Hit Count</b>	20
<b>Original Price</b>	\$125,000	<b>Days On Market</b>	139

**FEATURES**

<b>STYLE</b> Cape Cod	<b>GARAGE FEATURES</b> None	<b>FIREPLACE</b> Gas Starter	<b>DOCS ON FILE</b> Survey
<b>EXTERIOR FINISH</b> Hardboard Siding	<b>INTERIOR FEATURES</b> Cable Available	<b>HEATING SYSTEM</b> Forced Air	<b>DOCUMENTS WITH OFFER</b> Lead Based Paint Letter
<b>LOT DESCRIPTION</b> Corner	Ceiling Fan	Multi-Units	Signed SDS
Level	Ceiling Cathedral/Vaulted	Natural Gas	Specified Sales Contract
Some Trees	Countertops-Other	<b>COOLING SYSTEM</b> Central Forced	<b>ON INTERNET</b> Yes
<b>FOUNDATION</b> Crawl Space	<b>MRBED FEATURES</b> Double Sink	Electric	<b>GARBAGE PICKUP</b> Private
<b>BASEMENT</b> None	Full Bath	Multi-Units	<b>DRIVEWAY</b> Extra Pad
	Master on Main Lvl	<b>FLOORS</b> Ceramic Tile	
	Shower-Separate		

**FEATURES**

**EXTERIOR FEATURES**

Porch-Front  
 Porch-Wrap Around  
 Tilt Out Windows

**ROOF**

Metal

Tub-Separate

**SPECIALTY ROOM**

Laundry  
 Office/Study

**LAUNDRY LOCATION**

1st Floor

**APPLIANCES**

Disposal  
 Oven-Electric

Hardwood

**WATER**

Public

**SEWER**

Public

**WATER HEATER**

Electric

**STORAGE SPACE**

Attic  
 Out Building

Paved

**CONDO REGIME INCLUDES**

None

**AMENITIES INCLUDE**

None

**SHOWING**

Vacant

**ADDITIONAL FEES**

Lockbox-Electronic  
 None

**FINANCIAL**

**Total Taxes**

132.80

**Tax Rate(4%/6%)**

4%

**HOA (Y/N)**

N

**Foreclosure (Y/N)**

N

**Tax Year**

2010

**In City**

N

**Short Sale**

NO

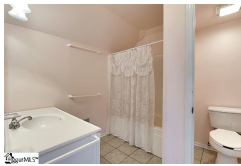
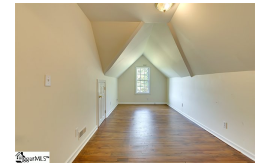
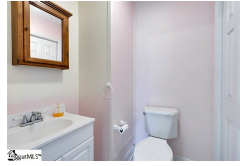
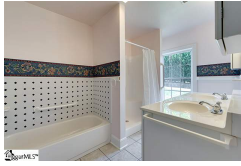
**Auction (Y/N)**

Y

**REMARKS**

100 + year old Cape Cod with 2180 square feet that has been beautifully updated and is ready for a new owner within walking distance of downtown Landrum and situated on a large corner lot. Located in the quaint, historic town of Landrum this home was painstakingly updated and is ready for its new owner! The list of updates is extensive but per the owner here are just some of the upgrades that were done to the home: Added 1.5 bathrooms, upgraded kitchen, wrapped the home and added Hardiboard siding, all new windows and drywall, upgraded the electrical system, new tile floors, new tubs, new plumbing fixtures, and the list goes on and on! Original hardwoods remain throughout much of the home in keeping with the home's character. A metal roof and two HVAC units are just some of the other features in this magnificent home. Properties like this don't come on the market often so see it today before its gone! Property to be sold AS-IS. All buyers must have a pre-approval letter prior to viewing this home.

**ADDITIONAL PICTURES**



**DISCLAIMER**

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