


#203 110 COTTAGE Loop Dadeville, AL 36853		10-1353 Residential Active \$189,000	
 <p><i>Provided as a courtesy of</i> Michael Langston ERA Lake Martin Realty - Dadeville 6409 Hwy 49 S Dadeville, AL 36853 Office Phone - (256) 750-5200 24 Hours - (256) 750-5200 mlangston@russelllands.com http://michaellangston.com</p>			
High Price:		Contingent Remarks:	
Sell Commission: 3%		Other Comm.:	
Terms:		Lock Box Number:	
Owner: The Village, LLC		Owner Phone:	
How To Show: Call Listing Agent		Possession: Close of Escrow	
		List Commission: 3%	
		Short Sale: No	
		Photo Available: Y	
		Occupant: Owner	
		Listing Type: Exclusive Right To Sell	
County: Tallapoosa		Map Zone: 1	
Book Section: Residential		Waterfront: Water Access	
Golf Course: N		Condo/Villa: Villa	
Total Rooms:		Total Bedrooms: 3	
Total Full Baths: 2		Total Half Baths:	
Total SqFt.:		SqFt. Source:	
SqFt. 2:		SqFt. 3:	
Year Built: 2007		Style: Villa	
Stories: 1		Garage Stall: 0	
Lot Remarks:		Lot Acres:	
Parcel Number:		Subdivision: The Village	
Zoning: Neighborhood Com		Area: 1(one) Turner Rd/Overlook	
Schools: Call Superintendent		Taxes:	
Tax Year:			
Hot Sheet Comment: price			
Legal:			
Directions: From 50, go 3.9 miles on 50 towards Martin dam, vere right on W90 Scenic Overlook. Right on MCarty, Left Old Tree. Follow signs to The Village. Condos are down towards the water. Unit # 203			
Public Remarks: Adorable 3BR/ 2 BA condo located on 2nd floor. Gorgeous kitchen with stainless, granite, beautiful cabinets and pantry. Gleaming Hardwoods, lovely lake views from the covered balcony overlooking beautiful Lake Martin! \$158 month association fee includes two pools, lawn maintenance, garbage, community dock.			
Private Remarks: Please call to check with listing agent before showing due to possible renters in unit Lockbox beside door combo 0203			
Waterfront Features: Boat Ramp; Seawall	Floors: Tile; Wood Floors	Heating: Central (Elec)	
Foundation: Slab	Utilities/Fuel: Alabama Power	Cooling: Central (Elec)	
Roof: Architect. Shingle	Sewage: Community Sewer	Exterior: Covered Patio; Patio	
Siding: Hardi-plank; Other	Water: Walnut Hill Wtr Assn	Miscellaneous: Fees: HOA \$158 per month;	
Walls: Drywall	Appliances: Microwave; Oven (Elec); Range (Elec); Refrigerator; Water Heater (Elec)	Restrictions: C&R's	
Begin Date: 11/01/2010	End Date: 12/31/2011	Days On Market: 222	
List Price: 189,000	Original List Price: 239,500	Status Change Date: 06/09/2011	
LA: Michael Langston; (256)750-5200; mlangston@russelllands.com		LO: ERA Lake Martin Realty - Dadeville; (256)825-9092; lsellers@russelllands.com	

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Prepared by Michael Langston on Saturday, June 11, 2011 12:36 PM

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