



**List Number:** 23101327

**Area:** Ann Arbor/Washtenaw - A

**Municipality:** Pittsfield Charter Twp

**Lot Dimensions:** 68X197X103X135X135 IRREG

**Body of Water:** Lohr Lake

**Property Sub-Type:** Single Family Residence

**New Construction:** No

**County:** Washtenaw

**Possession:** See Remarks

**Tax ID #:** L01219420055

**Ownership Type:** Private Owned

**Status:** Sold

**List Price:** \$625,000

**List Price/SqFt:** \$213.17

**Sold Price/SqFt:** 204.3

**Days On Market:** 245

**Lot Acres:** 0.52

**Lot Square Footage:** 22,651

**Directions:** Lohr Rd to Lohr Lake Village entrance. Lohr Lake Rd to Lakeshore to Park Side Ct

|                   | Upper | Main | Lower | Bsmt  | Total                       |
|-------------------|-------|------|-------|-------|-----------------------------|
| <b>Bedrooms</b>   | 0     | 3    | 1     | 0     | 4                           |
| <b>Full Baths</b> | 0     | 3    | 1     | 0     | 4                           |
| <b>Half Baths</b> | 0     | 1    | 0     | 0     | 1                           |
| <b>Fin/Level</b>  |       |      |       | 2,500 | 5,432 (Finished All Levels) |
| <b>Total Sqft</b> |       |      |       | 2,932 | 2,932 (Sqft Above Grade)    |

|                                     |  |                             |                                |       |                 |                  |
|-------------------------------------|--|-----------------------------|--------------------------------|-------|-----------------|------------------|
| <b>Architectural Style:</b> Ranch   |  | <b>Year Built:</b> 1994     | <b>ROOMS/DIMENSIONS/LEVELS</b> |       |                 |                  |
| <b>Stories:</b> 0                   |  | <b>Water:</b> Public        | Dining Area                    | Main  | Laundry         | Main Bedroom 2   |
| <b>Sewer:</b> Public Sewer          |  |                             | Dining Room                    | Main  | Primary Bedroom | Main Bedroom 3   |
|                                     |  |                             | Kitchen                        | Main  |                 | Bedroom 4        |
|                                     |  |                             | Living Room                    | Main  |                 | Lower Recreation |
|                                     |  |                             | Family Room                    | Lower |                 |                  |
| <b>Main Level Primary:</b> Yes      |  | <b>Laundry on Main:</b> Yes | <b>Approx. Assoc Fee:</b> 525  |       |                 |                  |
| <b>Assoc. Fee Payable:</b> Annually |  |                             |                                |       |                 |                  |

|   |                       |                           |
|---|-----------------------|---------------------------|
| <b>Legal:</b> 3AMD L2861 P821**FROM 1219100003 11/17/93**FROM 1219400010 11/17/93 UNIT 55 LOHR LAKE VILLAGE CONDO | <b>SEV:</b> 285,300   | <b>For Tax Year:</b> 2017 |
| <b>Taxable Value:</b> 232,775   | <b>Tax Year:</b> 2017 | <b>Homestead %:</b> 100   |
| <b>Annual Property Tax:</b> 8,928   | <b>Zoning:</b> RH     |                           |
| <b>School District:</b> Saline  |                       |                           |

|   |  |  |
|---|--|--|
| <b>Terms Available:</b> Cash; Conventional; FHA; VA Loan  | <b>Water Fea. Amenities:</b> No Wake; View                                     | <b>Heat Type:</b> Forced Air                         |
| <b>Water Type:</b> Pond   |  | <b>Heat Source:</b> Natural Gas                      |
| <b>Street Type:</b> Public  |  | <b>Air Conditioning:</b> Central Air                 |
| <b>Exterior Material:</b> Brick; Vinyl Siding   | <b>Assoc. Fee Incl.:</b> None  | <b>Kitchen Features:</b> Breakfast Nook; Eating Area |
| <b>Substructure:</b> Daylight; Full; Slab; Walk-Out Access  | <b>Association Info.:</b> Approx. Assoc Fee: 525; Assoc. Fee Payable: Annually | <b>Assoc. Contact/Phone:</b> N/A                     |
| <b>Garage Spaces:</b> 3   | <b>Utilities Attached:</b> Cable Connected; Natural Gas Connected              | <b>Green Certification:</b>                          |
| <b>Parking Features:</b> Attached   |  | <b>Year Certified:</b> 0                             |
| <b>Lot Description:</b> Site Condo  |  | <b>Flooring:</b> Carpet; Ceramic Tile; Tile; Wood    |
| <b>Laundry Features:</b> Main Level   |  | <b>Patio and Porch Features:</b> Deck; Patio; Porch  |
| <b>Appliances:</b> Dishwasher; Disposal; Oven; Range; Refrigerator  |  |  |
| <b>Additional Items:</b> Basement Finished; Ceiling Fan(s); Garage Door Opener; Hot Tub Spa; Vaulted Ceilings |  |  |
| <b>Assoc. Amenities:</b> Trail(s)   |  |  |

**Public Remarks:** Whether enjoying the view from the magnificent deck, sunroom, breakfast nook or master suite, you will enjoy the open feeling of this light-filled open floor-plan. Everything is premier in this home, from the Brazilian hardwood and Travertine tile floors to the vaulted ceilings overhead. In the spacious cook's kitchen, an abundance of cherry cabinets give you a place for everything with yards of handsome granite countertops to work on. A powerful gas cooktop, new Bosch ovens and a Sub-Zero refrigerator will insure that you have everything you need to prepare delicious meals. When the day is done, retire to the master suite (with a view, of course) and soak in the spa tub. In the morning, select your wardrobe from one of the 2 walk-in closets. Even the other bedrooms on the entry level get

|                                   |                              |
|-----------------------------------|------------------------------|
| <b>On-Market Date:</b> 05/17/2018 | <b>Sold Date:</b> 01/18/2019 |
|                                   | <b>Sold Price:</b> \$599,000 |