

30514760 Residential 4921 Pleasant Oaks Drive , Wilmington, NC 28412 Lot # 4929 Closed Sold Price: \$160,000

Listing Office: Wilkinson ERA Real Estate



Sub-Type: Single Family
County: New Hanover
Location Type: Mainland
Subdivision: Arrowhead
Marketing City: Wilmington
Elem. School: Williams
Middle School: Myrtle Grove
High School: Ashley
School District: New Hanover
Year Built: 1978
Zoning: R-10
Lot Acres: 0.28
Lot Dim: .28 acres
Baths - Full: 2
Baths - Half: 0
Baths - Total: 2
Bedrooms: 3
Rooms: 6
Master Bedroom Level: Primary Living Area
SqFt - Heated: 1,661
Stories: 1
New Construction: No
Presale: No
HOA: No
Sign on Property: Yes

Room Name	Room Level	Length	Width	Remarks	Room Name	Room Level	Length	Width	Remarks
Master Bedroom	First Floor	16.00	12.00	16x12 Level: Down- 1st Floor	Living Room	First Floor	19.00	20.00	19x20 Level: Down- 1st Floor
Bedroom 1	First Floor	13.00	12.00	13x12 Level: Down- 1st Floor	Kitchen	First Floor	20.00	11.00	20x11 Level: Down- 1st Floor
Bedroom 2	First Floor	13.00	12.00	13x12 Level: Down- 1st Floor	Family/Den	First Floor	22.00 x 12	12.00	22x12 Level: Down- 1st Floor

Appliances/Equip: Refrigerator
Basement: None
Exterior Finish: Brick; Wood
Foundation: Slab
Terms: Cash; Conventional; FHA
Flooring: Carpet; Tile
Fencing: Chain Link
Fireplace: 1
Garage & Parking: Detached Garage
 Spaces: 1; Total # Garage Spaces: 1;
 Driveway Spaces: 2; Other - See Remarks:
 Cmmt
Heated SqFt: 1600 - 1799
Heated & Separate Liv Space Total SqFt: 1,661
Heating System: Electric
Possession: At Closing
Pool/Spa: Above Ground
Roof: Metal/Tin
Road Type/Frontage: Paved
Showing Instructions: Appt Required; Call Listing Office; Lockbox
Stories/Levels: 1 Story
Electric Provider: Duke Energy
Utilities: Municipal Water; Septic On Site
Construction Type: Stick Built

Tax Assessed Value: \$140,100
Deed Book: 5505
Deed Page: 2830
PID: R07508003017000
Tax Identifier: 3124-74-3987.000
Special Assessments: Possible sewer hookup within s
Lot #: 4929

Marketing/Public Remarks: Overly large rooms in the beautifully maintained ranch style home. Just a stroll to Silver Lake. The eye catching metal roof earned a 5% monthly electric bill reduction. This is not your typical ranch, room sizes are large and then there is the Man Cave. Use the garage for your car or turn it into a dream workshop. Convenient to Monkey Junction shopping and only ten minutes to Carolina Beach.

Agent Remarks: Fixture Exceptions: No
Legal: LOT 239 SEC 7 ARROWHEAD

Showing Instructions: Owner has a dog, needs 24 hour notice. Leave business card.
Lockbox on Property: Yes **Lockbox Serial #:** 31544421 **Sign on Property:** Yes

Directions to Property: Heading south on S.College turn right at Monkey Junction onto Carolina Beach Road. Left turn at second light, Silver Lake. Right at Ilex then left at Shawnee, Left on Red Heart, Right on Pleasant Oaks.

Appointment Contact Name: Ken Smith **Appt. Center Phone:** (910) 470-8365

Auction: No Days On Market: 153 Owner: Smith,Kenneth Leon Jr & Tamera Cumulative DOM: 153 Effective Date: 11/29/2014 Listing Price: \$159,900 List Price/SqFt: \$96.27 Original List Price: \$164,500 SP/LP%: 100.06%	Buyer Agent Comm: 2.5% Sub Agent Comm: 2.5% Variable Comm: No Agreement Service: Full Service Agreement Type: Exclusive Right to Sell Buyer Financing: FHA	Delayed Marketing Date: 11/29/2014 Contingency: None Sold Date: 06/05/2015 Sold Price: \$160,000 Sold Price/SqFt: \$96.33 Status Change Date: 06/05/2015 Under Contract Date: 05/01/2015 DUC: 35 Post Closing: Seller Concession Amount: 5,000; Proposed Closing Date: 06/05/2015; Seller Concessions Y/N: Yes
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Name	Office	Primary	Other Office	E-mail	Other Email
Listing Member: Brad Van Amberg	Listing Office: Wilkinson ERA Real Estate C12909	910-799-3533	910-799-3533		
Selling Member: Damien L Buchanan	Selling Office: Coastal Properties C11672	910-256-8171	910-256-8171		