

ALL FIELDS DETAIL



MLS #	20120344	Bedrooms	3
Status	Active	Total Baths	3 Bath
Type	Single Family	Garage Capacity	2 Car
Address	49 Mallard Pointe	Construction	Frame
Address 2		Design	Ranch
City	Mount Vernon		
State	OH		
Zip	43050		
Area	Mt. Vernon		
Class	RESIDENTIAL		
Asking Price	\$239,000		
Sale/Rent	For Sale		
IDX Include	Yes		

GENERAL

VOW Include	Yes	VOW Address	Yes
VOW Comment	Yes	VOW AVM	Yes
Agent Hit Count	37	Client Hit Count	27
Number of Acres	0.1720	Auction Y/N	No
Agent	Sam Miller - Main: (740) 397-7800	Listing Office 1	Re/Max Stars - Main: (740) 392-7000
Listing Agent 2		Listing Office 2	
Listing Agent 3		Listing Office 3	
School District	Mount Vernon	Public School	Wiggins-MTV District
County	In Knox County	Township	City
Subdivision		Comp-SB	0
Comp-BB	3	Comp-Variable Y/N	No
Semi-Annual Taxes	1392.78*	Parcel #	66-09675.099
Lot #	526	Listing Date	5/3/2012
Expiration Date	2/15/2013	Lot Size/Acres	.172
Approx Year Built	2000	Age	12
Approx Above Grade SqFt	1822	Approx Total Living Space	2630
Zoning		Assessments	6.00*
Heat Cost		Directions	
Parcel #1		Parcel #2	
Parcel #3		Parcel #4	
Documents On File		Living Room Level	1
Living Room Size	40 x 15 combo	Dining Room Level	1
Dining Room Size	40 x 15 combo	Kitchen Level	1
Kitchen Size	24.2 x 12	Family Room Level	L
Family Room Size	26.7 x 22	Bathroom Level	1
Bathroom Size	3 Baths	Bedroom 1 Level	1
Bedroom 1 Size	16.7 x 11.4	Bedroom 2 Level	1
Bedroom 2 Size	12.7 x 12	Bedroom 3 Level	L
Bedroom 3 Size	15.3 x 10.10	Bedroom 4 Level	
Bedroom 4 Size		Garage Level	1
Garage Size	2 Car Attached	Utility Room Level	1
Utility Room Size	7.5 x 5.10	Other Room 1 Level	1
Other Room 1 Size	13.6 x 11 Den	Other Room 2 Level	L
Other Room 2 Size	18.10 x 11.9 ScrPrch	Off Market Date	
Associated Document Count	1	Search By Map	
Tax ID		Update Date	10/24/2012
Status Date	5/4/2012	HotSheet Date	10/24/2012
Price Date	10/24/2012	Input Date	5/4/2012 1:29:00 PM
Original Price	\$250,000	Days On Market	174

FEATURES

STYLE	Ranch	COOLING	Central Air	APPLIANCES	Dishwasher	DRIVEWAY	Concrete
EXTERIOR	Vinyl	WATER	City		Garbage Disposal	GARAGE TYPE	Garage Attached
YARD	Lake View	SEWER	City		Range Hood	EXTRAS	Deck
	Paved Street	CONSTRUCTION			Range Oven	FLOORS	Ceramic Tile
ROOF	Shingle		Frame	FIREPLACE	Refrigerator		Laminate
HEATING			Framed on Site				Wall To Wall Carpet
					Gas Log Fireplace		
					In Living Room		

FEATURES

Forced Air
Natural Gas

BASEMENT
Finished
Walkout

LAUNDRY
Main Floor

FINANCIAL

Financing Remarks

SOLD STATUS

How Sold
Closing Date
Selling Agent 1
Seller Concessions Y/N
Financing

Contract Date
Sold Price
Selling Office 1
Seller Concessions

REMARKS

Absolutely gorgeous luxury ranch home with an amazing panoramic pond view, spacious living space features a light and open floor plan with 3 bedrooms and 3 full baths, a stunning formal living room with a gas log fireplace, formal dining, deluxe oak cabinetry filled kitchen with major appliances and a very nice breakfast nook, home office space, large master bedroom suite with deluxe master bath and large walk in closet, convenient main level laundry, wonderful finished walkout lower level family room with beautiful built-ins, awesome screened in porch with stunning view, relaxing rear deck, roomy 2 car garage with concrete drive, an impressive home that is truly a must see. \$239,000. *\$200 paid per quarter for lawn care, lower level bedroom curtains and two tone curtains in the living / dining rooms are excluded.

ADDITIONAL PICTURES

