

**\$525,000 :: 3 Bedrooms / 2.5 Bathrooms**



**Subdivision:** Other  
**Middle School:** Robert Anderson  
**High School:** Westside  
**Square Feet:** 1952  
**Home Style:**  
**Year Built:** 2008  
**MLS ID:** 1527814



**Description of property at 102 Harbour Springs Way:**

Quaint & Quality is a rare gem! One of only twenty homes on this one street community. There are ten homes on the left side with lake views and ten on the right that have some privacy. Every home owns a 20 ft. long covered, deeded boat slip with receptacle access while average water depth at dock is 13 ft. This home is conveniently located at the front and the backyard is definitely one of the most private park like settings. Inside you will notice all Sherwin Williams Oyster Shell freshly painted walls, well maintained Travertine floors, newer Stainmaster's Pacific Sands Oak, Scratch Proof/Water Proof, LVT flooring in the Living room, Owner's bedroom and all new upstairs Stainmaster's Ballard Drama Textured Carpet. Inside is an open foyer that blends right into the dining area, or entering in from the garage you can quickly get to the powder room on the left. If you need an office space, you can do like these sellers and add your desk in the corner of this 12x7.5 laundry room that is off the half bath wall. Right in the main level living space is the fashionable kitchen. You could add an island or use a coffee bar as pictured. All appliances remain including: Washer, Dryer, Stainless Refrigerator, Dishwasher and Stove. Decorative backsplash and granite shows off by the newly installed upper/under cabinet lighting. Natural lighting comes through the window right above the kitchen sink. A small breakfast bar joins the living room. There's a propane gas fireplace that anchors the left center wall of the living room with your perfect television location right above. The patio doors feature the enclosed blinds, but you may find yourself keeping them open a lot because of the private screened back porch that is constantly showing off nature's greenery. Back inside is the Owner's Suite positioned in the right corner and En Suite bath. A window above the makeup area, double sink vanity, jetted bath tub, separate shower and a walk in closet completes it. Walk to the front foyer to the staircase and you will find two bedrooms with a shared bath upstairs center. A separate linen closet and a walk in attic access completes upstairs. A few surprises in the garage include: insulated garage doors with windows, outdoor garage carpet, a second stainless refrigerator that conveys and a separate dual zone heating/cooling system. The Sellers are offering additional items when the closing takes place: 2017 Club Car Precedent 4 Seater Electric Golf Cart \$6k, (Evening rides in community have been fun for them seeing the deer and going to boat dock), 2022 Crest Pontoon with 90hp/Suzuki engine \$40K (In boatslip #102), Like new black iron and newly covered seats patio set with 4 chairs, 2 loungers, 2 tables, 2 ottomans, and fire table \$5K, and a 2011 Gray Ford F150, 123k Miles truck \$11K \*They will not sell these items before a closing.

**Lot features**

- Dock
- 1st Floor
- Walk-in
- Electric Dryer Hookup
- Washer Hookup
- Laundry Room
- Carpet
- Stone
- Luxury Vinyl Tile/Plank
- Electric
- Heat Pump
- Lake
- Water Access

- Smoke Detector(s)
- Dishwasher
- Disposal
- Dryer
- Microwave
- Self Cleaning Oven
- Refrigerator
- Washer
- Electric Oven
- Free-Standing Electric Range
- Range
- Electric Water Heater
- Common Areas
- Water Access
- Dock
- Common Area Ins.
- Electricity
- Street Lights
- Other/See Remarks
- By-Laws
- Restrictive Covenants
- High Ceilings
- Ceiling Fan(s)
- Ceiling - Smooth
- Granite Counters
- Walk-In Closet(s)
- Countertops-Other
- Underground Utilities
- Cable Available
- Gas Log
- Window Treatments
- 1/2 Acre Or Less
- Few Trees
- Interior Lot
- Traditional

**This listing was provided courtesy of BHHS C Dan Joyner - Midtown**

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