



3 BR. 2.5 Baths*
1,658 Sq. Feet*
0.26A lot.
\$335,000.
 TMLS 908359.

* Total including apartment.

*The Pullen-Parkerson House
 Circa 1880*

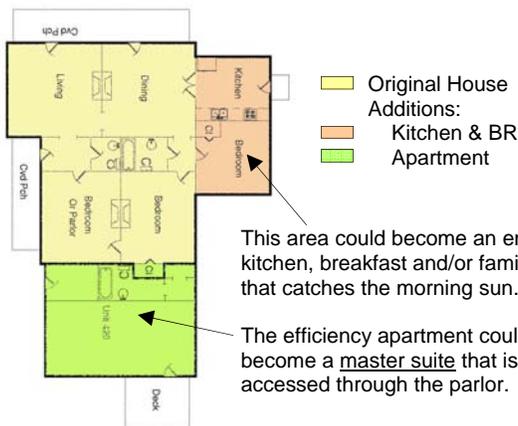
Check my web site for detailed floor plans,
 a map of the Oakwood Historic District,
 updated copies of this flyer and more.



Features



Known as "Pullen Town", this and most other homes in 400 block of Elm St were built by Richard Stanhope Pullen who also donated the land for NC State and Pullen Park.



This area could become an enlarged kitchen, breakfast and/or family room that catches the morning sun.

The efficiency apartment could become a master suite that is accessed through the parlor.

Original House
 Additions:
 Kitchen & BR
 Apartment



Elaborate exterior sawnwork on the two porches, 12ft ceilings in the original house, 4 fireplaces and a tin roof are characteristic of the homes built during the later 1800's. The property is being sold as-is. A recent inspection report is available on request.



The gable-front-and-wing cottage is superbly framed by the gently sloping corner lot and nicely accented by a stately Rhododendron tree. Off-street parking is provided by an existing curb-cut on Polk St.

Exterior changes to the house and landscape such as adding a garage require approval of the Historic Districts Commission. Exterior and interior renovations may be eligible for NC Rehab Tax Credits, e.g. upgrading the kitchen & baths, lining the chimneys of the 4 fireplaces. You can find links to State and local sites providing more information at www.peterRumsey.com.



The efficiency apartment with a vaulted ceiling opens onto a deck overlooking the large backyard. It currently rents for \$345 a month on a month to month lease. Electricity and gas are separately metered.



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Oakwood is an urban village with lots of kids of all ages, eclectic neighbors, a nearby soda fountain (serving vanilla & cherry cokes), and much more.

Unique homes • Fresh ideas • Proven success

Peter lives in Historic Oakwood where he moved the endangered historic home shown at the left and one other to a site near the Governors Mansion. He works with buyers and sellers throughout the Triangle area.

