

1884313

Pending Due Diligence Exp. Date: 09/08/13

Residential

LP: \$ 319,500



Property Leased: N

516 N Bloodworth Street
Raleigh, NC 27604 (City limits of: Raleigh)
Media: 25 VT: No
Subdivision: Oakwood
Seller's Name: McMahon

Yr Blt: 1891
Nbrhd: Historic Oakwood

Area/Sub: 001/D
List Type: ER
SP:
Closed Dt:

School Information

Elementary 1: Wake - Conn
Elementary 2:
Middle 1: Wake - Daniels
Middle 2:
High 1: Wake - Broughton
High 2:

Directions: Peace St East past AIA HQ. R/on N Blount St at Gallery C. L/on Polk St. Go past Burning Coal Theater. L/on N Bloodworth St. House is on your right.

Remarks: Exterior repaired and repainted - July 2013. Annie Riddle House, c1891. Lots of options. Combine NC rehab tax credits and your dreams renovating this handsome house with a stately porch and off street parking in heart of Oakwood. Expand as neighbors have done. Or move in today, do the rest later. Tall ceilings, big, bright rooms, zoned gas HVAC-2003, roof-2006. See Docs

Rooms / SqFt Information

Living Area Above Grade: 2160 Below Grade: 0 Total: 2160
Other Area Above Grade: 0 Below Grade: 0 Total: 0
Rooms: 9 Beds: 3 Full Baths: 2 Half Baths: 0

Living Area-Room Dim/Levels

Entry Hall: 14x8 / Main Office/Study: Master BR: 17x16 / Second Bedroom 5:
Living: 15x14 / Main Kitchen: 16x12 / Main Bedroom 2: 15x15 / Second Utility: 11x6.5 / Main
Dining: 17x16 / Main Breakfast: Bedroom 3: 12x11 / Second Bonus:
Family: SUN ROOM: 13X11 / Main Bedroom 4:

Other Area-Room Dim/Levels

Garage: Storage: Patio: 12x12 / Main Scrnd Porch:
Carport: Porch: 26X10 / Main Deck:

General Information

Lot Dim: 53x105 Lot #: none Appx Acres: 0.13 Foundation: Brick Zoning:
New Construction: No Framed: Restrictive Covenants: Y
Builders Name: HUD Compliant Senior Housing:
HOA Mgmt: HOA Fees 1: \$0 Ownership: Year Primary Residence: N
HOA Fees 2: \$0

Financing and Taxes

Tax Value: \$406,765 Tax Rate: 0.0000 TM/BK/PAR/LT or Deed Page:
Financial Comments: Preapproval with offer
Legal Desc: 516 N Bloodworth Pin #: 1704819480

Features

Design: 2 Story Exterior Garden Area, HistArea/Hse, Need Repair, Patio, See Remarks
Property Type: Detached Features:
Construction Type: Site built (Stick)
Acres: 0-.25 Acres
Exterior Wood
Finish:
Roof: Shingle, Roof Age 6-10 Years See Remarks Style: Bungalow, Traditional, Victorian, See Remarks
A/C: Central Air, Dual Zone, See Remarks Basement
Fuel-Heat: Natural Gas Desc:
Fireplace See Remarks
Desc:
Lot Desc:
Flooring: Wood, Vinyl
Heating: Forced Air, Dual Zone, See Remarks
Water Heater: Gas
Water/Sewer: City Sewer, City Water
Parking: DW/Gravel
Financing: Cash, Conventional, New Needed
Dining: Separate Dining Room
Washer/Dryer 1st Floor, Utility Room
Loc:
Interior 10Ft+ Ceiling, Attic Floored, Attic Perm Stair, Bookshelves, Need Repair, See
Features: Remarks

Equip Gas Range, Refrigerator
/Appl:

Accessibility:
Green
Green Certs:
Green Building HERS Rating: High Perform. Home:

Showing Instructions

Show Instruct: Hours of Notice: 0, Combo LB, Vacant
List Agent: R11298/ Peter Rumsey Agent Phone: 919-971-4118 Agent Appt Ph: 919-595-8989
List Office: 71330 / Allen Tate Co. Inc. Office Phone: 919-719-2900
Co List Agent: R26680 Debra Smith CoList Agent Ph: 919-349-0918 CoList Appt Ph: 919-595-8989
Comm to Buy Agt: 2.4/ %/ N Comm to Sub Agt: 0/ %/ N LADOM: 84 CDOM: 84
List Type: ER-Exclusive Right Possession: IMM PE: No

Waterfront

Waterfront Type:

Waterfront Access:

Water Body Name:

Approx Ft of Water Frontage:

Waterfront Characteristics:

Comparable Information

Sale Agent: R35460 / Renee Hillman
Sale Office: 3142 / Re/Max One Realty
Pending Date: 09/06/2013

SA Phone: 919-868-4383
SO Phone: 919-781-9883
Est Closing Dt: 09/18/2013

Terms:
Sold Price:
Sold Dt:

Selling Info:

Financial Concessions (CC):

Other Concessions:

Special Circumstances:

Agent Only Remarks

See Docs. Exterior repaired and repainted - July 2013. Roof-2006. Zoned gas HVAC-2003. House sold as-is. See RHDC.org for info on NC rehab tax credits and local approvals needed for exterior changes in historic district. 5 fpl are decorative. Upstairs small bedroom does not have closet as noted

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****Information deemed RELIABLE but not GUARANTEED****

Date: 09/07/2013