



TMLS

407 Polk Street
 Raleigh, NC 27604 (City limits of: Raleigh)
Media: 25 **VT:** No
Subdivision: Historic Oakwood
Seller's Name:

Yr Blt: 1907
Nbrhd: Historic Oakwood

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

School Information

Wake Cty Schools

Elementary 1: Wake Cty School District **Elementary 2:** Wake Cty School District
Middle 1: Wake Cty School District **Middle 2:** Wake Cty School District
High 1: Wake Cty School District **High 2:** Wake Cty School District

Directions: Peace St to right on Blount St, left on Polk. Cross Person and Bloodworth, home on left.

Remarks: Mosher House c.1907. Classic restored 3,073 sqft home with 3 levels, 3 BR and 3 full baths. Remodeling options include creating a 1st floor MBR suite and adding a 2nd kitchen as part of a lower level in-law suite with exterior entrance accessible to East St. Located in one of the most scenic blocks in Raleigh that was featured in a 1990s movie with Gregory Peck and Lauren Bacall.

Rooms / SqFt Information

Living Area	Above Grade: 2110	Below Grade: 963	Total: 3073
Other Area	Above Grade: 0	Below Grade: 332	Total: 332
# Rooms: 11	Beds: 3	Full Baths: 3	Half Baths: 0

Living Area-Room Dim/Levels

Entry Hall: 15.5x13.5 / Main	Office/Study: 11.9x10.9 / Lower	Master BR: 15.4x14.8 / Second	Bedroom 5:
Living: 13.5x13.5 / Main	Kitchen: 11.7x11.7 / Main	Bedroom 2: 14.5x10.5 / Lower	Utility: 11.7x5.4 / Main
Dining: 13.5x13.5 / Main	Breakfast: 11.7x7.6 / Main	Bedroom 3: 12x11.6 / Lower	Bonus:
Family: 15.7x13.5 / Main		Bedroom 4:	

Other Area-Room Dim/Levels

Garage:	Storage: 34x5.5 / Lower	Patio: 22.4x10.4 / Lower	Scrnd Porch:
Carport:	Porch: 36.4x8.1 / Main	Deck: 25x11.4 / Main	Porch Wrap: 15.9x8.1/Main

General Information

Lot Dim: 50x105x105x7x55x97	Lot #: 0	Appx Acres: 0.13	Foundation: Basement	Zoning:
New Construction: No	Framed:	Est Fin Date:	Restrictive Covenants: Y	
Builders Name:			HUD Compliant Senior Housing:	
HOA Mgmt:	HOA Fees 1: \$0		Ownership:	Primary Residence:
	HOA Fees 2: \$0			

Financing and Taxes

Tax Value: \$557,521	Tax Rate: 0.9000	TM/BK/PAR/LT or Deed Page:
Financial Comments: Submit pre-approval letter with offers.		
Legal Desc: 407 Polk St		Pin #: 1704910247

Features

Design: 1.5 Story	Exterior Features:
Property Type: Detached	
Construction Type: Site built (Stick)	
Acres: 0-.25 Acres	
Exterior: Wood	
Finish:	
Roof: Metal, Shingle	Style: Traditional, Victorian, See Remarks
A/C: Dual Zone	Basement: Daylight, Full, Inside Entrance, Outside Entrance, Workshop, Part. Finish
Fuel-Heat: Natural Gas	Desc:
Fireplace: Gas Logs, In Family Room, In Living Room, See Remarks	
Desc:	Flooring: Hardwood, Carpet
Lot Desc: See Remarks	Heating: Dual Zone
	Water Heater: Electric
Fees: None	Water/Sewer: City Sewer, City Water
Include:	Parking: Street Parking, See Remarks, Entry/Side, DW/Earth
	Financing: Cash, Conventional
Assumption: No Assumption	Dining: Separate Dining Room, Breakfast Room
Other: Den, Entry Foyer, Fitness Room, Inlaw Suite, In-Law Suite w/separate	Washer/Dryer: Utility Room, 1st Floor
Rooms: entrance, Separate Livingroom, Study, Utility Room, In- Law Suite w/kitchen, See Remarks, 1st Floor Bedroom, 1st Floor Master Bedroom, Family Room, Workshop	Loc:
	Interior Features:
Equip /Appl:	
	Accessibility:
	Green
	Green Certs:
	Green Building HERS Rating:

Showing Instructions

Show Instruct: , Combo LB	Agent Phone: 919-971-4118	Agent Appt Ph: 919-595-8989
List Agent: R11298/ Peter Rumsey	Office Phone: 919-719-2900	
List Office: 71330 / Allen Tate Co. Inc.	CoList Agent Ph: 919-621-2252	CoList Appt Ph: 919-595-8989
Co List Agent: r72296 / Hilary Stokes	Comm to Sub Agt: 0/ %/ N	LADOM: 241 CDOM: 241
Comm to Buy Agt: 2.4/ %/ N	Possession: ATC	PE: No
List Type: ER-Exclusive Right		

Waterfront

Waterfront Type:

Waterfront Access:

Water Body Name:

Approx Ft of Water Frontage:

Waterfront Characteristics:

Comparable Information

Sale Agent:

SA Phone:

Terms:

Sale Office:

SO Phone:

Sold Price:

Pending Date:

Est Closing Dt:

Sold Dt:

Selling Info:

Financial Concessions (CC):

Other Concessions:

Special Circumstances:

Agent Only Remarks

Architect's remodeling options and existing floor plan are available in Documents and at www.peterRumsey.com, along with flyer that includes the history of the house which was moved from adjacent corner lot in 1910. FP in foyer has coal logs, other 3 are decorative. Flag shaped lot includes curb cut on N East St.

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

Date: 03/02/2013