

## AGENT HANDOUT



<b>MLS #:</b> 101400	<b>Status:</b> ACTIVE	<b>Price:</b> \$475,000
<b>Address:</b> 117 PRESTIGE DRIVE		
<b>City:</b> Warner Robins	<b>Zip:</b> 31088	
<b>County:</b> Houston County	<b>Type:</b> Single Family Detached	
<b>Subdvn:</b> PRESTIGE ESTATES	<b>Appx Age:</b> 6	<b>Yr Built:</b> 2005
<b>Area:</b> Watson Blvd. South to 96	<b>Grg/Cpt Capacity:</b> 2	
<b>Class:</b> RESIDENTIAL	<b>Elementary School:</b> Quail Run	
<b># Bedrooms:</b> 6	<b>Middle School:</b> Thomson	
<b>Full Baths:</b> 5	<b>High School:</b> Northside	
<b>Half Baths:</b> 0	<b>Pool:</b> None	<b>Level:</b> Tri-Level
<b>Total Apx Finished SqFt:</b> 5600	<b>\$/Finished SqFt:</b> 84.82	
<b>Approx Acreage:</b>	<b>DOM:</b> 0	
<b>Lot Size/Dimensions:</b> 120x155x174x99x228		
<b>New Loan Type:</b>		

LA: Richard Tritt

LO: PRESTIGE REALTY - (478) 953-5997

Co-LA:

Co-LO:

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05/17/2011 12:04 PM



LO Code: PREST

Short Sale (Y/... No

## GENERAL INFO

Above Grade Finished SqFt	<b>5600</b>	# of Living Areas	<b>1</b>	Kitchen
Below Grade Finished SqFt	<b>0</b>	# of Dining Areas	<b>2</b>	Laundry Room
Below Grade Unfinished SF		Total # of Rooms		Master Bedroom on MainFlr <b>Yes</b>
SqFt Source	<b>See Remarks</b>	Split Bedroom Plans	<b>Yes</b>	Master Bedroom
Construction Status	<b>Completed</b>	Foyer		Bedroom 2
Estimated Compl Date	<b>8/1/2006</b>	Living Room		Bedroom 3
Lease Purchase	<b>No</b>	Great Room		Bedroom 4
City Taxes Payable To	<b>Other</b>	Den/Family Room		Bedroom 5
SEWER	<b>Septic Tank</b>	Dining Room		Other Room 1
WATER	<b>City/County</b>	Dining Room Type	<b>Separate</b>	Other Room 2
# of Fireplaces	<b>2</b>	Breakfast Area		Secondary Suite Y/N

## FEATURES

KITCHEN APPLIANCES	<b>Electric Range, Disposal, Dishwasher, Microwave</b>	EXTERIOR CONSTRUCTION	<b>Brick (4 Sides), Synthetic Stucco</b>
FLOOR COVERING	<b>Carpet, Hardwood, Tile</b>	GARAGE/CARPORT	<b>Garage, Attached</b>
HEAT	<b>Central Electric, Heat Pump</b>	EXTRAS	<b>Attic Storage, Cable TV, Deck, Double Pane Windows, Garage Door Opener, Gas Logs, Porch, Sprinkler System, Window Blinds, Jetted Tub, Underground Utilities</b>
AIR CONDITIONING	<b>Central Electric, Heat Pump</b>		

## LEGAL

Land Lot	<b>115</b>	Block	<b>C</b>	Plat Book		DB Page	<b>0</b>	ApxBal	<b>0</b>
District	<b>5</b>	Phase		PB Page	<b>0</b>	Assume	<b>No</b>	PITI\$	<b>0.00</b>
Lot #	<b>3</b>	Section		Deed Book		IntRate%	<b>0.00</b>	Tax ID	

## DIRECTIONS

Houston Lake Rd S. Of Watson. Rt on Leverette Rd, Left on Prestige Drive

## SHOWING INFO

TO SHOW	<b>Appointment Only</b>	Occupancy	<b>Tenant</b>	Owner 1	<b>witheld</b>
KEY	<b>MLS Lock Box</b>	COOP	<b>2.5</b>	Owner 1 Phone 1	
Agency	<b>Exclusive Right of Sale</b>	REO Y/N	<b>No</b>	Owner 1 Phone 2	

## REMARKS

**This home has sooo many extras. Basement with separate living, bath, bedroom & entry w / 2 car attached garage. Middle level all wood floors except for tile in baths & laundry. Master on main has f/p huge corner jacuzzi tub with separate steam shower his/her walk in closet, gtrm w/ fp gas logs, sep dining, kitchen & bkfast, office or 2nd bedroom. Upstairs has art galley, sitting area, 2 or 3 BR, media room, 2 baths with ceramic tile. Basement has 600 Sq/ft storage closet w/ slab and double door access. Large**

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## SOLD INFO

Contract Date	Selling Agent 1 - Agent Name and Phone	Latitude	<b>0</b>
Closing Date	Selling Office 1 - Office Name and Phone	Longitude	<b>0</b>
How Sold	Co-Selling Agent 2 - Agent Name and Phone		
Sold Price	Co-Selling Office 2 - Office Name and Phone		
Seller Concessions			

This information is deemed reliable, but not guaranteed.