



198 Falling Water Drive, Dadeville, AL 36853
MLS #10-501

This two bedroom, two bath Southern Living Cabin is inside planned unit development. Metal roof, granite counter tops in kitchen, hardwood, ceramic tile and berber carpet flooring. Beautiful rock fireplace. This one offers community swimming pool, gazebo, boardwalk with grills. Owner will add bedroom, bath, and closet with similar and like products for an additional \$35,000.00

Contract Information

Status	Active	Status Change Date	4/8/2010
Begin Date	4/8/2010	End Date	10/8/2010
Original List Price	295,000	List Price	295,000
List Commission	3	Sell Commission	3
Short Sale	No	Photo Available	Y
Owner	Matt and Lori Peck	Occupant	Owner
How To Show	Call Listing Agent	Listing Type	Exclusive Right To Sell

Reports

Listing Member	Rhonda Jaye cell: (256) 749.8681 Fax #: (256) 825.9093 Home: (256) 825.4397 Office: (256) 215.7021 www.rhondaatlakemartin.com	Listing Office	ERA Lake Martin Realty - Dadeville Office Phone: (256) 825.9092
Property Type	Residential	Days On Market	0

Address Information

County Tallapoosa

General Property Description

Book Section	Residential	Realtor.com Type	Residential Single Family
Waterfront	Yes	Lake Name	Lake Martin
Golf Course	N	Condo/Villa	None
Deeded	Other	Total Bedrooms	2
Total Bathrooms	2	Year Built	2005
Style	Lake Home	Mfd Home	No
Stories	1.50	Garage Stall	0
Garage Remarks	None		
Lot Remarks	Gentle slope to the Lake Lots 9A and 9B.		
Lot Acres	0.73		

Legal and Taxes

Subdivision Cascades Schools Call Superintendent

Directions & Remarks

Directions Take hwy 34 west. Take right on Civitan Road. Take left into Cascades. Fourth cabin on the right.

Details

Waterfront Features:	Boat Slip	Sewage:	Septic
Foundation:	Crawl Space	Water:	Walnut Hill Wtr Assn
Roof:	Metal	Appliances:	Dishwasher; Microwave; Water Heater (Gas)
Siding:	Wood Siding		

Walls:	Wood	Heating:	Heat Pump
Floors:	Partial Carpet; Tile; Wood Floors	Cooling:	Heat Pump
Fireplace:	Number of Fireplaces: 1	Exterior:	Covered Deck; Deck; Shrubs
Utilities/Fuel:	Alabama Power	Miscellaneous:	Fees: HOA-\$299/qtr; Restrictions: C&R

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Prepared by Rhonda Jaye on Thursday, April 08, 2010 5:43 PM

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