



**311 CLEVELAND ST. - UNIT 10  
"THE COTTAGES"**

~~\$165,000~~  
**REDUCED \$143,500**

**TWO STORY STONE & VINYL  
HOME WITH 2,015 ± SQ.FT.**

**3 BEDROOM, 2 1/2 BATH**

**MLS# 327859**

*This quaint stone and vinyl cottage has lots to offer. Owner's bedroom downstairs; spacious living room; dining area, large kitchen with dishwasher, smooth top range, microwave. Low maintenance.*

**LOWER LEVEL:**

⌘ **20' x 18' Living Room** - High ceilings, hardwood floors, ceiling fan, large front double window with arched window above (lots of natural light)



⌘ **9' x 12' Kitchen with 11' x 12' Dining Room** - Granite colored Formica countertops, 4" x 4" ceramic tile backsplash, white cabinets & pantry and hardwood floors. Appliances remaining: smooth top range, microwave and dishwasher. Large bar separates kitchen and dining room. Bar has beautiful detailed corbels. Dining room has hardwood floors, chandelier and door to back yard.



⌘ **15' x 13' Owner's Bedroom** - Carpet and ceiling fan with light. Owner's Bathroom has large tile on floor (12" x 12"), vanity and storage area. Large walk-in closet with organizers and plenty of storage space.



⌘ **Laundry closet** in hall with built-in shelf and washer/dryer hook-ups.

(The above data, although believed to be accurate, is not guaranteed by the listing company.)



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**UPPER LEVEL:**

- Ø 12' x 4' Large storage closet with closet organizers.
- Ø 19' x 12' Bedroom 2 - Carpet and dormer window for furniture use.
- Ø 12' x 19' Bedroom 3 - Carpet and large closet.

Ø Attic is floored for storage.

**SPECIAL FEATURES:**

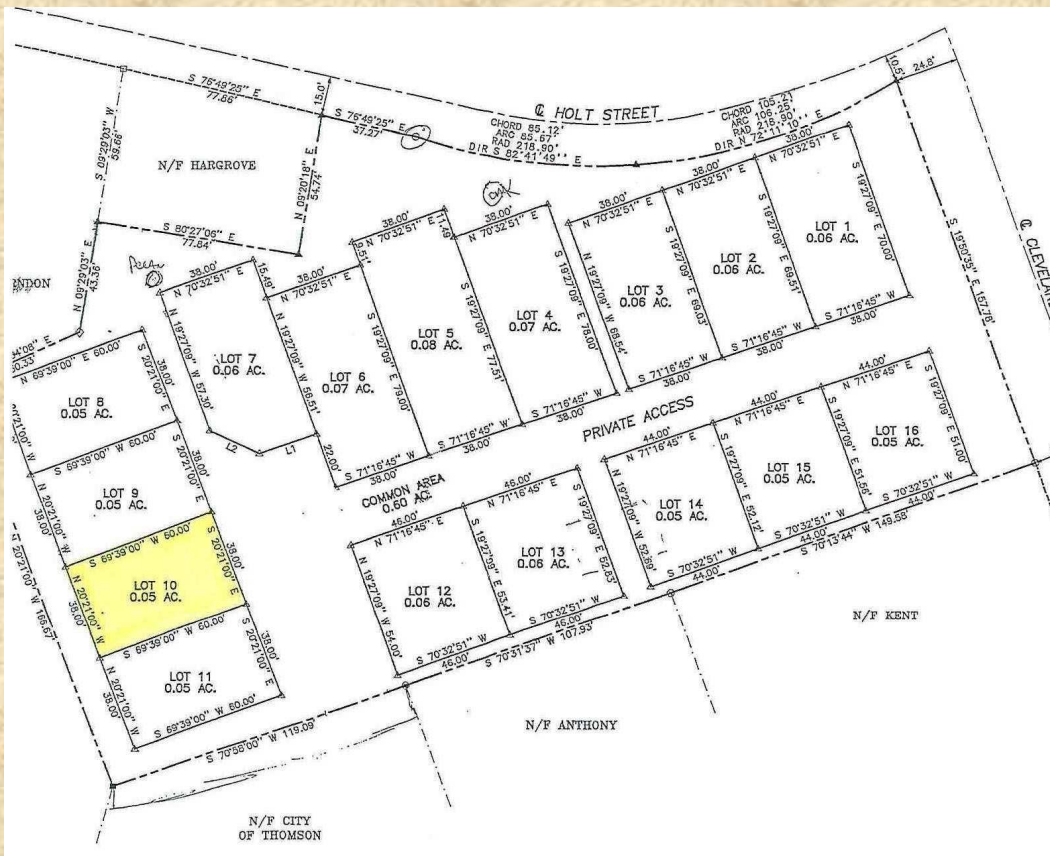
- Closet organizers throughout
- Wooden blinds remain throughout.
- Central gas heat/ electric air.
- Gas water heater.
- GA Power.
- Firewall through roof and on each side of 2 5/8" sheetrock.
- Rear yard fenced with wood panel and lattice.
- Rear yard has good light at night.
- HOA fees are \$300 Per Year



**Directions:** From I-20 Exit 175, Left on 150 follow toward town, turn Left on Cleveland St. Cottages will be on the right.

**LEGAL DESCRIPTION**

Plat Book S, Page 369R  
 Deed Book 478, Page 180  
 Taxes: \$2070 (2009)



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