



\$260,000 \$113/sqft **For Sale**

**1158 Highway 46 South
Vanleer, TN 37181**

3 Beds, 2 Full Baths, 2309 SqFt

Mls Number:	1885727
Status:	Active
Year Built:	1981 Existing
Area:	80 - Houston
Subdivision:	N/A
Class:	Site Built - Residential
Tax ID:	064 014.01
Days On Market:	257

Public Remarks: Lots of space in this rock home ~ 3 Bedrooms & 2 baths ~ 4 Car garage ~ 2-2 car carports ~ Master is on main level ~ Hardwood floors ~ 18'x50' Space above garage that could be turned into the ultimate "man cave" ~ Check out the pictures on this one ~ You will not be disappointed

Directions: From Dickson take Highway 46 North (Yellow Creek Rd) Go approx. 10.5 miles and the property will be on the left.

General Information

Acres: 2.00 / Owner Provided

Basement: None / Crawl

Construction: Stone / Wood Siding

Deed Book and Page: 90 / 152

Driveway: Concrete

Floors: Carpet / Finished Wood / Vinyl

Listing Type: Exc. Right to Sell

Lot: / Level

Parking (Garage): 8 / Attached

Roof: Composition Shingle

Stories: 2

Style: Contemporary

Rooms and Dimensions

Living Room:	24x14 / Separate
Kitchen:	15x10 / Country
Master Bath:	Tub Shower Combo / Double Vanities
Bed 1:	10x13 / Extra Large Closet

Bed 2:	11x12
Bed 3:	13x12
Dining Room:	10x12 / Formal
Den:	10x12 / Bookcases

Room Totals and Square Footage

Main Floor:	1 Bed	1 FB	0 HB	1275 SF
Second Floor:	2 Beds	1 FB		1034 SF
Total:	3 Beds	2 Full Bath	0 Half Bath	2309 SqFt / Tax Record

Utilities

City Water / Septic Tank
Electric Central Cooling
Electric Central Heat

Appliances

Electric Built in Range
Electric Single Oven
Refrigerator / Dishwasher

Interior Features

1 Fireplace
All Drapes Remain
Central Vacuum

Exterior Features

No Pool
Covered Deck
Covered Porch
Patio

Schools

Elementary 1:	Erin Elementary
Middle/JR:	Houston Co Middle School
High:	Houston Co High School

Miscellaneous

Taxes and Financing:	\$0 Annual Taxes
-----------------------------	------------------

Contract Information

Original List Price:	\$285,000
-----------------------------	-----------