



Price: \$595,000 Address: 23 Friendship Lane

Area: West of Town Owner: Estate of Robert W. Sandsbury

Type: Single Family Status: Available
 Map/Parcel: 56/327 Lot #: 50
 Zoning: R-20 Lot Size (SF): 23,522
 Deed: C 14357 Lot Size (A): 0.5400
 Wtr Frontage: None Plan: LC 35397-
 Water View: None Water: Town
 Other View: Residential Sewer: Septic
 Year Built: 1985 Rooms: 5
 Remodeled: Beds/Baths: 2/1
 Furnished: Un-Furnished
 Second Dwelling: Potential



Cozy home on half acre in residential neighborhood close to town. Room for expansion or second dwelling. Town sewer available for hook up.

Basement: Full basement provides extra storage with access to back yard.

1st Floor: Entrance opens to spacious living room, dining area, large kitchen with breakfast area. Large mud room with laundry connects to attached one car garage. Hallway leads to two bedrooms which share hall bath with tub and shower. There is bonus solarium room with hot tub and door to large back yard, patio and fenced in yard.

Building Information

First Floor Bedrooms: 2
 Heating: Oil/FHW
 Fireplaces: No
 Floors: Pine/Carpet
 Yard: Yes
 Parking: 4 Car
 Foundation: Block
 Lead Paint: No
 Recreation and Outdoor: Patio
 Spaces:

Appliances and Other Amenities

Stove: GE
 Refrigerator: GE
 Dishwasher: GE
 Washer: GE
 Dryer: GE
 Tv Service: Cable
 Amenities: Insulation

Taxes and Fees

Assessment Year: 2010
 Building Assessment: \$263,300
 Land Assessment: \$429,800
 Total Assessment: \$693,100
 Estimated Taxes: \$2,090

Condo Fees: \$0
 Condo Fees Include:

Easements

Pine Knolls Realty Trust deed restrictions, bridal path and bike path easement.

Other Comments

None



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