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Hilary Tyler

105 Center Park Dr Ste 200

Knoxville, TN 37922

865-862-6161

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Slyman Real Estate

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Property Sub-Type: Condominium
Area: Knox County - 1

Unit #:
Lot #:
Blk #:
Subdivision: Stonewall Villa

Total Tax: \$1,493.39
List Number: 1226482

# Bedrooms: 3	SqFt - Total (Aprox): 2,342	Community:	HOA: Mandatory
Baths - Full: 2	SqFt - Main Lvl: 1,076	Restrictions: Yes	HOA Fee: \$480.00
Baths - 1/2: 1	SqFt - Down Lvl: 0	# Fireplace: 1	HOA Freq: Quarterly
# of Rooms: 8	SqFt - 2nd Flr Lvl: 1,076	New Construction:	HOA Contact: 865-322-9876
Lot Dimensions:	SqFt - 3rd Flr Lvl: 0	Property Status: N/A	Bonus Room: Yes
Acres: 0.01	SqFt - Source: Owner	Year Built: 2008	# of Units:
Site Built: Yes	Extra Storage: Yes	High School: Bearden	Position of Unit:
Elem. School: A L Lotts	Middle School: West Valley		Auction Y/N: No

Atchd/Dtchd Type: Attached
Type: 2 Story
Style: Traditional
Construction: Frame; Masonry
Siding: Stone; Vinyl
Garage/Parking: Garage Spaces: 2; Attached; Garage Door Opener; Main Level
Basement: Slab
Lot Description: Cul-De-Sac; Level
Sewer: Public Sewer
Water: Public

View: Mountain View
Fireplace: Gas Log
Floors: Carpet; Hardwood; Tile
Fuel: Electric; Gas (Natural)
Heat: Central
Cooling: Central Cooling
Appliances: Dishwasher; Disposal; Microwave; Range; Security Alarm; Self Cleaning Oven; Smoke Detector
Other Rooms: Family Room; Great Room; Laundry/Utility; Mstr Bdrm Main Level; Split Bedroom

Misc Features: Cathedral Ceiling; Pantry; Walk-in Closets; Walk-in Shower; Washer/Dryer Connect; Whirlpool Tub
Exterior Features: Patio; Windows - Insulated
Dining Area: Eat-in Kitchen
Community Amenities:
Association Fee Incl: Building Exterior; Grounds Maintenance; Trash
Possession:
New Financing: Cash; Conventional
Outbuildings:

Room Name	Level	Dimensions	Remarks	Room Name	Level	Dimensions	Remarks
Directions: Kingston Pike to Cedar Bluff, R on Elkmont, R again on Elkmont, R on Confederate to Stonewall Villas on right.							
Public Remarks: Owner transferred and hates to leave this amazing property. Located in the heart of West Knoxville, this condo is in pristine condition. Features all hardwood and tile on main level! Kitchen with ceramic tiled floors, kitchen granite countertops, & stainless appliances. Main level primary bedroom - tiled shower in bath! Great room with 2 story ceiling, gas fireplace & hardwood floors. Second level has two bedrooms, extra storage, and an open loft/bonus/office area. Relax on the covered front porch and see the mountain view or quiet & private back patio! Better Hurry!							

Start Showing Date 05/12/2023

Name	Office	Primary Phone/Fax	Office Phone	E-mail
()	()			
Cooperation Comp: 2.4%		Exclusive Agency: No		List Price/SqFt: \$202.82

Status: Coming Soon - No Showings**Listing Price:** 475,000

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The listing broker's offer of compensation is made only to participants of the MLS where the listing is filed.



LAURA SLYMAN
TEAM

PROPERTY INFORMATION

Property Address 423 Cannon Point Way Knoxville, TN 37922

Age of HVAC unknown (1st Unit) unknown (2nd Unit) Age of Water Heater unknown
Age of Roof unknown Age of Range/Oven unknown Age of Dishwasher unknown
Age of Microwave unknown Age of Refrigerator 4 years

Are there any warranties or extended warranties that can be given to the buyer? ☐ Yes ☒ No
If yes, please list _____

Is there currently a home warranty on this home? ☐ Yes ☒ No If yes, what company? _____

Is there a Homeowner's Association? Yes ☒ Mandatory ☐ Voluntary
HOA Amount \$480.00 Frequency: ☐ Monthly ☒ Quarterly ☐ Annually
HOA Contact Amir Etezadi HOA Phone 865-322-9876
HOA Email Address amir.hoa@etezadi.com OR www.svknox.com

What does the HOA fee cover? From the studs out. Everything outside the home

Is property on: ☐ Septic ☒ Sewer
If septic, location _____ When was it last inspected? _____

Is there a gas/propane tank? ☐ Yes ☒ No If yes, is it above or below ground? _____
☐ Own ☐ Rent Company name/number _____

Who was the home builder? unknown

What are the top positive features of this present home? Please list all upgrades, updates, recent improvements or anything of interest to a prospective buyer: Upgraded lighting in kitchen. View of the mountains. Do not share a wall with other condo owners

Schools: Elementary AL Lotts Middle West Valley High Bearden

Utilities Provider and Average Monthly Costs:

Electric LCUB - \$130/month
Water/Sewer FUD - \$42/month
Gas KUB - \$25/month
Trash (currently used) included in HOA
Cable (currently used) \$256/month
Internet (currently used) AT&T - \$60/month



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