

**30495 PENNINGTON Lane, Novi 48377-1741**

MLS#: **20221014598**  
 County: **Oakland**  
 Status: **Active**

Area: **02223 - Novi**  
 School D: **Walled Lake**

Trans Type: **Sale**

LP: **\$609,999**  
 OLP: **\$635,000**



Location Information

Prop Type: **Residential**  
 City: **Novi**  
 Mailing City: **Novi**  
 Side of Street:  
 Location: **west park and pontic trail**  
 Directions: **take pontiac trail all the way to west park than to Bristol Circle left to pennington**

Parking

Garage: **Yes**  
 Grg Sz: **3 Car**  
 Grg Dim:  
 Grg Feat: **Attached**

Lot Information

Acreage: **0.37**  
 Lot Dim: **82.00 x 158.00**  
 Rd Front Ft: **8,200**

Square Footage

Est Fin Abv Gr: **2,941**  
 Est Fin Lower:  
 Est Tot Lower: **1,495**  
 Est Tot Finished: **2,941**

Layout

Rooms: **10**  
 Beds: **4**  
 Baths: **2.1**

Arch Style: **Colonial**  
 Arch Level: **2 Story**

Waterfront Information

Water Name:  
 Water Facilities:  
 Water Features:  
 Water Front Feet:

General Information

Year Built: **2004**  
 Year Remod:  
 Possession: **Negotiable**

Recent CH: **08/03/2022 : DOWN : \$635,000->\$609,999**

Features

Pets Allowed:  
 Foundation: **Basement**  
 Basement: **Unfinished**  
 Porch Type: **Deck**  
 Fireplc Fuel:  
 Appliances: **Dishwasher, Disposal, Dryer, Electric Cooktop, ENERGY STAR® qualified dishwasher, Free-Standing Electric Range, Free-Standing Refrigerator, Stainless Steel Appliance(s), Warming Drawer, Washer**  
 Heat & Fuel: **Natural Gas, Forced Air**  
 Wtr Htr Fuel:  
 Water Source: **Community**

Entry Location: **Ground Level w/Steps**  
 Fndtn Mtrls: **Poured**

Roof Mtrls:  
 Fireplace Loc: **Family Room**

Cooling:  
 Road Frontage: **Cul-De-Sac**  
 Sewer: **Public Sewer (Sewer-Sanitary)**

Room Information

Room	Level	Dimensions	Flooring	Room	Level	Dimensions	Flooring
Bath - Full	Upper	10 x 10	Ceramic	Bath - Lav	First/Entry	5 x 5	Ceramic
Bath - Primary	Upper	9 x 14	Ceramic	Bedroom	Upper	11 x 9	
Bedroom	Upper	11 x 13	Carpet	Bedroom	Upper	10 x 15	Carpet
Bedroom	Upper	16 x 19	Carpet	Dining Room	First/Entry	10 x 17	Ceramic
Family Room	First/Entry	10 x 13	Wood	Kitchen	First/Entry	11 x 14	Ceramic
Laundry Area/Room	First/Entry	6 x 8	Linoleum	Living Room	First/Entry	15 x 18	Carpet
Recreation Room	First/Entry	13 x 27	Carpet				

Legal/Tax/Financial

Property ID: **2203154010**  
 Ownership: **Standard (Private)**  
 Tax Summer: **\$7,583**  
 SEV: **212,850.00**  
 Legal Desc: **T1N, R8E, SEC 3 & 4 BRISTOL CORNERS NORTH LOT 20 6-25-03 FR 003**  
 Subdivision: **BRISTOL CORNERS NORTH**  
 Terms Offered: **Cash, Conventional**

Short Sale: **No**  
 Occupant: **Owner**  
 Homestead: **Yes**  
 Existing Lease: **No**

Home Warranty: **No**  
 Oth/Sp Asmnt: **1288.00**

Tax Winter: **\$553**  
 Taxable Value: **212,850.00**

Homeowner Association Information

Assoc Fee Amt: **625**  
 Fee Frequency: **Annually**  
 Fee Includes:

Working Capital:  
 Association Contact\Website:  
 Association Phone\Email: **248-625-7203**

Office Information

List Office: **Keller Williams Home**

Remarks

Pub Rmks: **Beautiful brick colonial in prestigious Bristol Sub. Home is East facing. Grand 2-story foyer greets you with a custom chandelier and more throughout. Large open kitchen with real wood cabinets, granite countertops, island and SS appliances. Custom interior drapes throughout the main floor. Formal living and dining rooms with cathedral ceilings and custom chandelier. First floor laundry with plenty of cabinet space. Huge walk in closet and cathedral ceilings are the highlights of the master. 3 car garage with finished walls and built-in shelves. An open backyard perfect for entertaining or adding a pool. Main floor freshly painted in late 2021. New AC and hot water tank. Located in a cul-de-sac with minimal traffic. Enjoy the neighborhood park, gazebo and tennis courts on the same street! Prime location close to shopping, city parks and beaches. This home won't last long. Seller is related to the realtor. All taxes and measurements are approximate.**