

Residential Client Full

3056 W COOK Road, Mundy Twp 48439-9314

MLS#: **220084860**
 County: **Genesee**
 Status: **Active**

Area: **08151 - Mundy Twp**
 School D: **Lake Fenton**

Trans Type: **Sale**

LP: **\$159,900**
 OLP: **\$159,900**



Location Information

Prop Type: **Residential**
 Township: **Mundy Twp**
 Mailing City: **Grand Blanc**
 Side of Street:
 Location: **S of Grand Blanc / W of Torrey**
 Directions: **Heading South on Torrey, turn Right on Cook**

Parking

Garage: **Yes**
 Grg Sz: **2.5 Car**
 Grg Dim:
 Grg Feat: **Attached**

Lot Information

Acreage: **2.04**
 Lot Dim: **116x677x277x488**
 Rd Front Ft: **116**

Square Footage

Est Fin Abv Gr: **1,560**
 Est Fin Lower:
 Est Tot Lower: **1,560**
 Est Tot Finished: **1,560**

Layout

Rooms: **7** Arch Style: **Ranch**
 Beds: **3**
 Baths: **2.0** Arch Level: **1 Story**

Waterfront Information

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

General Information

Year Built: **2007**
 Year Remod:
 Possession: **At Close**

Recent CH: **10/12/2020 : New : ->ACTV**

Features

Pets Allowed:		Entry Location:	Ground Level
Foundation:	Basement	Fndtn Mtrls:	Poured
Basement:	Daylight		
Porch Type:	Deck	Roof Mtrls:	
Appliances:	Gas Cooktop, Dishwasher, Dryer, Microwave, Free-Standing Refrigerator	Cooling:	
Heat & Fuel:	LP Gas/Propane, Forced Air	Road Frontage:	Gravel
Wtr Htr Fuel:	LP Gas/Propane	Sewer:	Septic-Existing
Water Source:	Well-Existing		

Room Information

Room	Level	Dimensions	Flooring	Room	Level	Dimensions	Flooring
Bath - Full	First/Entry	5 x 8	Linoleum	Bath - Master	First/Entry	6 x 12	Linoleum
Bedroom	First/Entry	10 x 10	Carpet	Bedroom	First/Entry	10 x 10	Carpet
Bedroom - Mstr	First/Entry	12 x 14	Carpet	Dining Room	First/Entry	10 x 12	Linoleum
Great Room	First/Entry	12 x 21	Carpet	Kitchen	First/Entry	12 x 13	Linoleum
Laundry Area/Room	First/Entry	4 x 5	Linoleum				

Legal/Tax/Financial

Property ID:	1522400024	Short Sale:	No	Home Warranty:	No	Ownership:	Fannie MAE/Freddie MAC
Tax Summer:	\$705	Tax Winter:	\$1,611	Homestead:	Yes	Oth/Sp Asmnt:	143.97
SEV:	76,300.00	Taxable Value:	60,724.00	Existing Lease:	No		
Legal Desc:	A PARCEL OF LAND BEG S 1 DEG 32 MIN 37 SEC E 1163.24 FT & S 88 DEG 27 MIN 23 SEC W 338.98 FT & S 13 DEG 27 MIN 23 SEC W 479.42 FT & ON A CURVE 13.58 FT TO RIGHT RAD=641.2 FT & S 88 DEG 41 MIN 53 SEC W 579.85 FT FROM E 1/4 COR OF SEC TH S 44 DEG 28 MIN 52 SEC E 488.65 FT TH S 45 DEG 05 MIN 23 SEC W 116.32 FT TH N 51 DEG 42 MIN 09 SEC W 684.89 FT TH N 88 DEG 41 MIN 53 SEC E 277.57 FT TO PL OF BEG SEC 22 T6N R6E (07) 2.04 A FR 15-22-400-018						
Terms Offered:	Cash, Covenant Deed, FHA, VA						

Office Information

List Office: **Inca Realty, LLC**

Remarks

Pub Rmks: **Exceptional 3 bedroom, 2 Full Bath Ranch with 2 acres built 2007. Freshly painted through out with new carpet in the Great room & bedrooms. Country feel yet close to highway 23. Master Suite with walk in closet, tub and a stand up shower. Beautiful kitchen with appliances & Pantry. Day Light Basement framed and some electrical ready to be finished. Handicap Accessible garage with shelves.**