

210 Lake Hill Drive, Alexander City, AL 35010 Tallapoosa		10-454 Residential Active \$549,000	
 <p>Provided as a courtesy of Michael Langston ERA Lake Martin Realty - Dadeville 6409 Hwy 49 S Dadeville, AL 36853 Office Phone - (256) 750-5200 24 Hours - (256) 750-5200 mlangston@russelllands.com http://michaellangston.com</p>			
High Price:		Contingent Remarks:	
Sell Commission: 3		Other Comm.:	
Terms:		Lock Box Number:	
Owner: Ginger Plowman		Owner Phone:	
How To Show: 24 Hour Notice		Possession:	
List Commission: 3		Short Sale: No	
		Photo Available: Y	
		Occupant: Rarely	
		Listing Type: Exclusive Right To Sell	
Map Zone: 5			
Book Section: Residential	Waterfront: Yes	Lake Name: Lake Martin	
Golf Course: N	Condo/Villa: None	Deeded: Deeded	
Total Rooms:	Total Bedrooms: 3	Total Bathrooms: 2	
Total Full Baths:	Total Half Baths:	Total 3/4 Baths:	
Total SqFt.:	SqFt. Source:	SqFt. 1:	
SqFt. 2:	SqFt. 3:	SqFt. 4:	
Year Built: 1988	Style: Lake Home	Mfd Home: No	
Stories: 1	Garage Stall: 2	Garage Remarks: Carport	
Lot Remarks: Large private lot, nice slope to the water, which allows for year round water in normal water levels. Long water view!	Lot Acres: 0.57		
Parcel Number:	Subdivision:	Area: 5(five) River Oaks/Sturdivant	
Zoning: Residential Single	Taxes:	Tax Year:	
Schools: Call Superintendent			
Hot Sheet Comment: new			
Directions: From HWY 280 headed west, take a right on Lake Hill Road just before you reach the 280 bridge. Follow Signs!			
Legal:			
Public Remarks: Newly remodeled lake home, with deep water and long water view. It has an incredible potential to increase the size and value the home immediately! Screen porch runs the length of the lake home, and allows for a wonderful view of the lake along with an afternoon breeze. Covered boat house w/ lift along with new dock and pier system. Lake Home with Value and Ready to use.. All rolled into one!			
Private Remarks: Furnishings and boat can be purchased separately.			
Waterfront Features: Boat House; Boat Slip; Pier; PWC Lift; Seawall; Waterfront Footage: 100+/-	Floors: Partial Carpet; Vinyl; Wood Floors	Appliances: Dishwasher; Dryer; Freezer; Garbage Disposal; Microwave; Range (Elec); Range Hood; Refrigerator; Trash Compactor; Washer; Water Heater (Elec)	
Foundation: Basement	Fireplace: Number of Fireplaces: 1; Fireplace Descr.: Wood burning	Heating: Heat Pump	
Roof: Composition	Utilities/Fuel: Alabama Power; Cable TV	Cooling: Heat Pump	
Siding: Masonite Siding	Sewage: Septic	Exterior: Covered Patio; Porch; Screen Porch; Shrubs; Wooded	
Walls: Drywall	Water: Alexander City Water	Miscellaneous: Restrictions	
Begin Date: 3/30/2010	End Date: 12/30/2010	Days On Market: 1	
List Price: 549,000	Original List Price: 549,000	Status Change Date: 3/30/2010	
LA: Michael Langston; (256)750-5200; mlangston@russelllands.com		LO: ERA Lake Martin Realty - Dadeville; (256)825-9092; lester@russelllands.com	

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Prepared by Michael Langston on Wednesday, March 31, 2010 7:51 AM

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