



MLS #: 2054163  
225 Billingsrath Turn Lane  
Cary NC 27519 Area: 010/A  
(City Limits Of): Cary  
Subd: Tatton Place  
Possession: At Time Of Closing  
Special Conditions:

Status: ACTIVE

Unit#: Lot#: 121

Nghbrd:

RESIDENTIAL

Single Family  
DOM: 22 LP: \$540,000  
CDOM: 22 SP:

CntAdd  
Contract Date  
FinConc  
Est/Closing Date

Remarks

Fabulous former Gold Parade Winner Custom brick-front home on 1/3+ acre landscaped lot. 4 Beds; 4.5 Baths, Updated Kitchen w/granite/island/large pantry, Butler Pantry, coffee station Formal Dining, Office, Bonus Room, Recreation Room with wet bar, Hobby Room, Master has his/her closets, sitting area, balcony , Large Screened Porch, Patio with Built-In BBQ, Fenced Yard, Front and back Irrigation System, Invisible Fence, Side-Load Garage, tankless water heater, vented fireplace. Move-in Ready, Immaculate!

Directions

Cary Pkwy to Highhouse Rd. West, Cross Davis Dr. and Turn Left on Jenks Carpenter Rd.-Turn Right at Stop Sign-Turn Left on Burgwin Wright Way-Turn Right on Billingsrath Turn.

School Information

El 1: Wake - Salem  
Mi 1: Wake - Salem  
Hi 1: Wake - Apex

El 2:  
Mi 2:  
Hi 2:

General Information

Year Built: 2001 New Construction: No Framed: Est Fin Date:  
Builder Name: Ownership:  
Prim Res:  
Property Leased: No Month to Month: Lease Expires:  
HUD Compliant Sr Housing?

Public Data, Taxes, Financing

Tax Value: \$446,235.00 Tax Rate 0.98400  
Zoning: Inside City: Y  
Financing Cash, Conventional, FHA, New Needed  
Financial Comments New Needed. Pre-qual letter Oil/Gas Rights Severed?  
required with offer

Measurements- Lot/House/Rooms

Lot Size: 0.370 Lot Dim: 70X182X152X134  
Living Area: 4,098 = 4,098 (Above Grade) and 0 (Below Grade)  
Other Area: 0 = 0 (Above Grade) and 0 (Below Grade)  
Bedrooms: 4 Full Baths: 4 Half Baths: 1 Total Rooms: 12

Living Area- Room Dim/Levels

Hall: 4.6X18 / Main Mstr BR: 17.2X19.7/ Second  
Living: / Bdr 2: 10.8X11.7 / Second  
Dining: 11.7X12.7 / Main Bedr 3: 12X13 / Second  
Family: 14.3X18.9/ Main Bedr 4: 11.9X12 / Second  
Off/Study: 12X14 / Main Bedr 5: /  
Kitchen: 12.8X15.5 / Main Utility: 6.7X7.6 / Main  
Breakfast: 10X14.8 / Main Bonus: 14X17.7 / Second  
Rec Room 16.7x2 / Third Hobby 12X14 / Third

Other Area-Room Dim Levels

Garage: 20.5X21 / Main Deck: /  
Carport: / Scr Porch: 12X26.5 / Main  
Storage: / Basement: No  
Porch: 7X15.1 / Main /  
Patio: 7X13.2 / Main /

Home Owner Association

Mgmt Co 1: Tatton Place HOA  
Fees: \$225.00 / Annually -Req: Yes  
Mgmt Co 2:  
Fees: \$0.00 / -Req:  
Restrictive Covenants: Yes Total HOA Dues:  
HO Fees Include HO Association, Maint Com. Area

Features

A/C 3 Zone, Central Air, Heat Pump, A/C Age 3-6 Years  
Acres .26-.5 Acres  
Attic Description Finished Att  
Basement Description No Basement  
Bath Features Bath/Shower, Ceramic Bath Wall, Tub/ Sep Shower, Whirlpool  
Design 3 Story  
Dining Breakfast Room, Separate Dining Room  
Equipment/Appliances Cooktop – Gas, Dishwasher, Disposal, Elec. Dryer HU, Garage Opener, Grill, Ice Maker Connection, Microwave, Range Hood, Refrigerator, Self Clean Oven, Water Filter  
Exterior Features Covered Porch, Fenced Yard, Gas Grill , Gutters, Insulated Windows, Irrigation System, Patio, Porch, Private Fence, Screen Porch, Underground Dog Fence

Exterior Finish Brick Front, Fiber Cement  
Fireplace Description Direct Vent, Gas Logs, Gas Starter, In Family Room  
Flooring Carpet, Hardwood, Tile Floor  
Foundation Crawl Space  
Fuel Heat Natural Gas  
Garage 2  
Green Building Features High Efficient Toilets, Programmable Thermostats  
Green Bldg HERS Rating  
Heating 3 Zone, Forced Air, Heat Pump, Heat Age 3-6 Yrs  
Interior Features 9 Ft Ceiling, Butler's Pantry, Cable TV Available, Ceiling Fan, Central Vac Finished, Distributed Audio, DSL Available, Granite Counter Tops, Intercom Finished, Pantry, Security System Finished, Smoke Alarm, Tray Ceiling, Walk in Closet, Wet Bar

Lot Description Hardwood Trees, Landscaped  
Other Rooms Bonus Br Acc, Bonus Hall Acc, Bonus Room/Finish, Entry Foyer, Family Room, Mbr w/ Sit Rm, Office, Walk In Pantry, Rec Room, Utility Room  
Parking Entry/Side  
Construction Type Site Built  
Roof Shingle  
Style Transitional  
Washer Dryer Location 1st Floor, Laundry Room  
Water Heater Tankless, Water Htr Age 3-6 Yrs  
Water/Sewer City Sewer, City Water  
Waterfront Type  
Water Body Name  
ApxWtrFrtg  
Waterfront Access