

Residential
300843 Sold**2745 N. Triphammer Road**
Ithaca, NY 14850

(24)

L\$379,000**C\$367,000** **Original List Price:** \$379,000**Closing Dt:** 07/08/2015**Style:** Colonial**Bedrooms:** 3**Full Baths:** 3**Half Baths:** 1**Apx Liv Area SqFt:** 3,120**Price SqFt:** \$121.47**Sold Price SqFt:** \$117.63**Source SqFt:** Assessment Office**Year Built:** 2007**Driveway:** Gravel**Garage/Carport:** 3 Car , Attached**Prop Sub-Type:** Single Family**County:** Tompkins**Hamlet/Subdivision:****Property Location:** Town of Lansing**School District:** Lansing Central**Elementary School:** Lansing Central**Lake Rights/Descr.:** No Rights**Lake Name:** None

Zoning:	Assessment: 330000	Deed Ref.: 2014/84881	Tax Map#: 41.-1-15.11
Curr. Tot. Taxes:	Apx Acreage: 1.71	Lot Size: 148 x 498	Survey:
Avg. Mo. Utilities:			Amps: 200
Deed Restrictions: No	Spec. Assess/Sur.: No		

Apx Liv.Area SqFt		Full Baths	Half Baths	Apx Liv.Area SqFt		Full Baths	Half Baths
Basement:		0	0	Lower Level:		0	0
Main Level:		0	1	Upper Level:		3	0
Lvl	Dimensions	Lvl	Dimensions	Lvl	Dimensions	Lvl	Dimensions
Living Rm: Main	12 x 18	Master Bedroom: Upper	17 x 13	Utility/Laundry: Main	7 x 11		
Dining Rm: Main	13 x 12	Bedroom 2: Upper	12 x 11	Other Rm 1: Upper	17 x 14		
Kitchen: Main	23 x 12	Bedroom 3: Upper	18 x 7	Other Rm2:			
Family Rm: Main	12 x 15	Bedroom 4:					

Disclosures: Agriculture District , Electric/Surcharge , Mineral Rights , Property Condition**Financing Remarks:**

Construction: Modular
Roof: Asphalt/F-Glass Shingle
Basement/Foundation: Full , Unfinished , Poured
Exterior: Vinyl Siding

Heat/Cooling: Baseboard , Hot Water , Natural Gas , Boiler
Water Source: Municipal-Existing

Domestic Hot Water: Natural Gas , Tank

Sewer/Septic: Municipal-Existing
Insulation/Type: Full

Energy Features: Ceiling Fan(s) , Double Pane
Floor Coverings: Ceramic Tile , Hardwood , Wall/Wall Carpet
Fireplace/Stove: 1 , Gas Fireplace
Appliances Convey: Dishwasher , Dryer , Microwave , Range Hood , Refrigerator , Stove-Electric , Washer
Other Rooms: Eat-in Kitchen , Formal Entry , Formal Dining
Interior Inclusions: A/C Window Unit(s) , Cathedral Ceilings , Walk-in Closet(s) , CO Detector , Smoke Detector
Exterior Features: Cable TV , Distant View , Fencing , High Speed Internet Avail , Patio , Porch , Flower Gardens , Vegetable Garden

Oil/Gas/Mineral Rights: Not Leased
Green Certs.-Include Certs.:

Directions/House Color:

Public Description: Spacious Colonial filled with light. Formal 2-story entry. Large eat-in kitchen with many cabinets and wet bar. Beautiful formal living room features pillars, hardwood floors, and gas fireplace. Formal dining room, cozy family room, and laundry with half bath and plenty of storage cabinets. Gracious master suite w/walk in closets and double master bath. 3rd floor bonus room. Huge yard with fenced garden area, deck, brand new patio and fencing. Oversized 3 car garage. Close to everything.

PREPARED BY

Alex Obinatu
Agent Cert. :
WARREN REAL ESTATE
830 Hanshaw Rd.

**Ithaca, NY 14850**

Email : nobinatu@gmail.com
Direct Ph# : (607) 257-0666
Other Ph# :

Fax Ph# : (607) 257-8801

<http://www.warrenhomes.com>

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