



LEE GODFREY, BROKER, CRS

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Real Estate Now

Property Profile



16 Kanewood Cove - \$279,900
Wrights Mill Subdivision

4 Bedrooms - 2 1/2 Baths + Rec Rm & Keeping Rm

By: Presson Construction Company

3080 Sq. Ft. Living Area

Double Enclosed Garage

18 x 14 Covered Patio

Top Quality Professional Service You Deserve!

ROOM ARRANGEMENT

First Floor

Foyer, Great Room, Formal Dining Room, Eat-N-Kitchen with adjacent Keeping Rm, Master Suite + 1/2 Bath

Second Floor

3 Bedrooms, 2nd Full Bath, Rec Room

GENERAL INFORMATION

Floor coverings: Carpet/Tile/Hardwood
Type Roof: Architectural
Heat & Air: 2 Central Units
Fuel: Gas Heat/Electric Air
Water Heaters: 1 Gas Fired
Water Supply: Public (JEA)
Sewage Disposal: Public (JEA)
Age: New Construction (Built 2009)

ROOM SIZES

| | |
|---------------|---------|
| Foyer | 13 x 8 |
| Great Room | 22 x 16 |
| Dining Rm | 13 x 11 |
| Keeping Room | 15 x 15 |
| Kitchen | 22 x 13 |
| Master Bed Rm | 17 x 14 |
| Bedroom #2 | 16 x 13 |
| Bedroom #3 | 13 x 11 |
| Bedroom #4 | 12 x 12 |
| Rec Room | 21 x 16 |
| Laundry Room | 7 x 6 |

APPLIANCES INCLUDED

Stainless Smooth Top
Electric Self-Cleaning
Range
Stainless Dishwasher
Stainless Microwave
Venthood
Disposal

ITEMS INCLUDED

Mailbox



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SCHOOL ZONES

Elementary: Pope
Intermediate: Andrew Jackson
Middle: Tigrett
High School: Jackson Central Merry

LOT SIZE

100' x 150'

.35 Acres
Plat on File in Office

SPECIAL FEATURES

- * Great Floor Plan for Entire Family
- * Hardwood in Foyer, 1/2 Bath, Great Room & Dining Room
- * Ceramic Tile in Kitchen, Keeping Room, Laundry & Both Baths
- * 2 Story Entry with Hardwood Staircase & Wrought Iron Handrails
- * Keeping Room with Vaulted & Beamed Ceiling & Stone Gas Log Fireplace
- * Great Room with 11 Ft. Ceiling & Gas Log Fireplace
- * Eat-N-Kitchen with Island & Granite Counters
- * Master Suite Features Tray Ceiling, Salon Bath with Ceramic Shower, His/Her Vanities, Whirlpool Tub, Separate Potty Room & Large Walk-In Closet
- * Security System
- * 18' x 14' Covered Patio off Great Room
- * Double Enclosed Garage
- * Fully Sodded & Landscaped

*Thank You
For Your Interest
-Lee Godfrey
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