



3275971

Sty: **2 Story**
 LF: **Residential**
 Finis Abv Grade: **2,053**
 Finis Blw Grade: **800**
 Ttl Finis SqFt: **2,853**
 Water Facilities:
 Sew: **Public**
 WS:
 Heat: **Gas,Forced Air**
 School Dist: **Ann Arbor**
 El: **Dicken**
 JH: **Slauson**
 HS: **Pioneer**
 Video: **0**

LP: **\$395,000** Ar: **83 / AA SW Liberty to Mai**
 Const: **Vinyl Siding,Stone** New: **No**
 ListType: **Single Family** YrB: **2000**
 Abv Src: **Tax Record** Ste Cnd: **No**
 Blw Src: **Estimated** Det Cnd:
 Deed: **Private Owned** End Unit:
 Strm: **Yes** Wtr: **Public** Pav: **Yes**
 Gas: **Hous** A/C: **Central**
 Road: **Public**
 Lot:
 Ac: **0.1600**
 Lake:
 Swk: **Yes**

Image#: **44**

Additional Pictures	View Map	VIRTUAL TOUR:	
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1538 Scio Ridge Rd, Ann Arbor, MI 48103-8991
 Municipality: **Scio Twp**
 Mailing City: **Ann Arbor**
 Zip Code: **48103-8991** County: **Washtenaw**
 Directions: **Scio Church Rd to Upland Dr to Scio Ridge Rd or W Liberty St to Scio Ridge Rd**

TotBdrms: 4	Full Baths: 2	Half Baths: 1
LEVEL	B	L E U
Bedrooms:		4
Full Bath:		2
1/2 Bath:		1
Fmly Rm:		1
Study:	1	
Laundry:	1	

TC: **H-08-36-435-075** BC: **1140**
 Zoning: **PUD** Sev: **171900** Yr: **2020**
 Entry Level: Tax Val: **166431** Yr: **2020**
 Pool: Sum Tax: **4192.00** Yr: **2019**
 Terms: **Conventional,Cash** Win Tax: **1687.00** Yr: **2019**
 Homestead: **Yes** Ann Vill Tax: **0** Yr: **0**
 Yearly \$475.00 Possess: **To Be Determined**
 Assoc. Amen: **Tennis Court,Playground,Walking Trails**
 Assoc. Fee Inc: **Snow Removal**
 Basement: **Yes** Base Type: **Full,Finished,Plumbed for Bath**
 Foundation: **N/A**
 #GrgeSpaces: **2.00** Garage Feat: **Attached,Electric,Door Opener**
 Dining Room: **Formal** Eating Space: **Yes**
 Rec Room: **Finished** WindowTreat: **Yes**
 Flooring: **Carpet,Wood,Tile,Vinyl** Fireplace: **One,Gas**
 In Feat: **Primary Bath,Cath/Vault Ceiling,Ceiling Fan(s)**
 Out Feat: **Cable Available,Deck,Porch**
 Appliances: **Refrigerator,Range/Oven,Disposal,Dishwasher,Microwave,Washer,Dryer**
 Exclusions:

Enjoy close proximity to Liberty Athletic Club, west side dining and shopping, and plenty of nearby parks and nature areas from this well-maintained Ravines home! Welcome guests on the covered porch before moving into the dramatic 2-story foyer open to the bright living and dining rooms. Sleek kitchen with two-tone cabinetry and subway tile backsplash offers newer SS appliances and a breakfast nook with access to the back deck. This space is also open to the family room with built-in cabinets and cozy gas fireplace - the perfect open entertaining space! Upstairs, the master suite with vaulted ceiling features a private full bath with expansive vanity, soaking tub, separate shower, and WIC. Three more bedrooms, 2 with vaulted ceilings, share a 2nd full bath upstairs. The LL has an additional ~800 sqft of finished space for your rec room or home office and is plumbed for another bath. Fresh paint, new carpet, and refinished wood floors throughout mean the hard work has already been done for you! Outside is a manicured yard surrounding a comfortable deck flanked by two towering maple trees for shade and privacy. Located in the popular Dicken Elementary School area with a quick commute to downtown AA and UM. Don't miss this one!

List Agent Email: Alex@AlexMI.com	List Agt Web Site: www.AlexMI.com
	List Off Web Site: www.CBWM.com

Commission will be paid on net sales price. Please submit all offers to offers@alexmi.com.

Legal Description - LOT 75, THE RAVINES NO 2, PT SE 1/4 SEC 36, T2S-R5E.

List Office: **1140**
 LO Name: **Coldwell Banker Weir Manuel**
 Show Instr: **Call ShowingTime at 800-746-9464.**
 List Agent: **Alex Milshteyn**
 Lst Agnt Ph: **734-417-3560**
 Co-Agnt Ofc:
 Co-Agnt Nm:

Seller:
 Sub Agcy: **0** Buy Agcy: **P30F20** Trans Cord: **0**
 Broker Code: **1140**

List Status: Active-Contingent	List Date: 08/31/20	Pending Date:	Orig List Price: \$395,000
Status: C			Price Chng Dt:
Prev Status: Active	Status Chg Dt: 09/08/20		Ownership: Private Owned
LP/Sqft: \$192.40	SP/SqFt:	SP/LP Ratio:	
SOLD PRICE: \$	Sold Date:	DOM: 8	Concession:
Financing:		CDOM: 8	Conc. Amt: \$0.00
Sell Office			
S Agent Name:			