



F U T R A L construction & real estate

188 High Point View
Scaly Mountain, North Carolina 28775
Offered at \$990,000
(County Appraised Value of \$1,118,910)

- ~ **Location:** Highland Gap community atop Chestnut Mountain
- ~ **Built:** 2004
- ~ **Property and Elevation:** 5.29 acres at 3,800 feet (minimum lot size in Highland Gap is 3 acres)
- ~ **Bedrooms:** 3 (master on main with sunroom)
- ~ **Bathrooms:** 3 full and 1 half
- ~ **Basement:** Full, unfinished
- ~ **Garage:** Detached 2-car with unfinished bonus room above.
- ~ **Flooring:** Living space and bedrooms: 6" pine. Master bathroom: travertine. Other full baths: tile.
- ~ **Windows:** Marvin, clad with many casement windows
- ~ **Fixtures:** Kohler and New Port Brass
- ~ **Doors:** Pine with many exterior and interior transoms
- ~ **Door Hardware:** Baldwin
- ~ **Ceilings:** 9 ft with vaulted living room and cathedral ceiling in master
- ~ **Kitchen and Mudroom Cabinets:** Stained and island painted a distressed black.
- ~ **Countertops:** Kitchen: granite. Master bathroom: travertine. Other full baths: cultured marble.
- ~ **Appliances:** Stainless: 6-burner gas cooktop, convection oven, warming drawer, dishwasher and convection microwave. Wine refrigerator.
- ~ **Stone Fireplace** (wood stove not included)
- ~ **Heating & Air Conditioning:** Gas furnace and electric heat pump
- ~ **Water:** Private well
- ~ **Decks:** 3
- ~ **Internet Access:** DSL
- ~ **Hot Water Heater:** 1 electric and 1 gas
- ~ **Generator:** wired
- ~ **Security System:** wired
- ~ **Annual Homeowners Association Fees:** \$400
- ~ **2007 Property Taxes:** \$3,192.95