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List Number	18-458	List Price	\$ 278,000
Property Type	Residential	Rooms	7
Status	Active	Ttl Beds	3
Levels	1 1/2 Story	Half Baths	0
Stories	2.00	Full Baths	2
Est Yr Built	2007	Ttl Baths	2
Foreclosure	No	Family Room	No
Gar #Cars	1	# of Fireplace	1
Exterior:	Vinyl	Acres +/-	0.94
Roof:	Comp Shingle	Lot/Land Dim	See Documents
Driveway:	Gravel	Road Frontage	191.00

Address: 22 Lake Drive
City: Union Dale **State:** PA **Zip:** 18470
Loc/Development: Elk Meadows
Body of Water: Lake Rights

Provided as a courtesy of
Jane G Matthews
 ☎ (570) 222-9600
 Gerber Associates RE Inc.
 ☎ (570) 222-9600
 Office Code: g021

Tot SF Fin AG	1864
SF Fin Main	1188
SF Fin 2nd	676
SF Fin 3rd	0
Tot SF BG/Lwr	1188
Tot SF Fin BG/Lwr	0
Tot SF Fin +/-	1864

Room Name	Level	L & W	Room Remarks	County	Susquehanna	School Dist	Forest City Regional
Living Room	Main	18x14	Bright with Excellent View	Gen Zoning	Residential	Region	Uniondale
Dining Room	Main	10x12	Amazing View	Geo Lat	41.747127	Geo Lon	-75.534168
Kitchen	Main	12x8	Modern Kitchen	Tax Mun	Herrick Township	Tax Info	Available
Master Bedroom	Second	14x22	Master Bedroom & Bath Suite	Tax Year	2018	Tot Asmt	\$ 60,300
Bedroom 2	Main	10x14		Est Ttl Taxes	\$ 3,257.41	Est Cty Tax	\$ 653.05
Bedroom 3	Main	12'6x16		Est Mun Tax	\$ 120.60	Est Sch Tax	\$ 2,483.76
Master Bath	Second	8x12		Tax ID No	190.04-1,008.01,000	Lot/Blk/Sec	
Full Bath	Main	12'6x5		Deed Bk/Pg No	201511948	Tracts(Sep Dds) No	
				Room Name	Level	L & W	Room Remarks
				Loft	Second	12x16	
				Extra Room	Main	10x5	Mud Room

Style: Chalet
Lot Description: Flat; Lake View; Lakefront; View Lot; Waterfront
Oil Gas Min Rights: Prop Subject to Lse: Unknown
Road: Private; Unpaved
Water: Comm Central
Waste: Comm Central
Parking: Detached; Off Street Parking
Outside Features: Deck; Hot Tub
Foundation Type: Full Basement
Fndtn/Bsmt Features: Concrete Floor; Concrete Wall; Unfinished Basement
Basement Access: Inside Entrance; Walkout
Insulation: Unknown

Inside Features: Cable Available; Cathedral Ceiling; Drywall; Free Stand Fireplace; Kitchen Island; Laundry Lower Level; Loft; M Bdrm w/Bath Suite
Eating Area: Living/Dining Combo; Modern Kitchen
Other Rooms: None
Beds Description: 1 Bed 2nd; 2+ Bed 1st; Mstr 2nd
Baths: 1 Bath Lev 1; 1 Bath Lev 2
Floors: Laminate; Vinyl; Wall to wall Carpet
Attic: None
Appliances: Dishwasher; Disposal; Dryer; Elec Oven/Range; Microwave; Refrigerator; Smoke Detector; Washer

Fireplace Desc.: Free Stand Stove; Gas
Heating: Baseboard; Electric
Hot Water: Electric
Cooling: Ceiling Fan
Miscellaneous: HOA Fee/Year: 1,450; HOA Transfer Fee: Y; Zoning Code: MDS
Community Amenities: Beach(es); Garbage Service; Lake(s); Road Maintenance; Ski Slopes; Tennis Court(s)
Tax Benefits Program: None
Possession: Settlement
Financing: Cash; Conventional

Directions: I81 Exit 206 to 374E past Elk Mountain to stop sign. Turn left (374E). Elk Meadows approx 1 mile on right. In development, turn left then quick right. House located right on lake.

Additional Info: Dues include water, sewer, trash removal, snow plowing, road maintenance, use of amenities. Buyer pays \$500 to join HOA.

Public Remarks: This 3 bedroom, 2 bath home looks directly over an 8-acre lake & Elk Mountain Ski Area. You won't believe the view! Newer home in very good condition. Master bedroom suite, open living & dining space, free-stand gas fireplace, loft, full basement just waiting to be finished. Large deck with hot tub. Located in beautiful Elk Meadows, a private community in a quiet country setting located only 2 miles from Elk Mountain Ski Area and just 15 minutes from several golf courses and Rails to Trails for hiking, biking & snowmobiling. In Elk Meadows, you'll enjoy a private 8-acre lake for swimming, fishing & boating (sorry, no power boats), plus a tennis court. Dues in Elk Meadows are only \$1450/year and include central water & sewer, trash service, road maintenance, snow plowing, use of amenities.

Agent DOM	0	Cumulative DOM	0
MLS#	18-458		

Information is deemed to be reliable, but is not guaranteed. © 2018 MLS and FBS. Prepared by Jane G Matthews on Saturday, February 10, 2018 4:42 PM. The information on this sheet has been made available by the MLS and may not be the listing of the provider.