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List Number	17-5727	List Price	\$ 295,000
Property Type	Residential	Rooms	8
Status	Active	Ttl Beds	4
Levels	1 1/2 Story	Half Baths	0
Stories	2.00	Full Baths	3
Est Yr Built	1993	Ttl Baths	3
Foreclosure	No	Family Room	No
Gar #Cars	0	# of Fireplace	1
Exterior:	Log	Acres +/-	0.54
Roof:	Comp Shingle	Lot/Land Dim	See Documents
Driveway:	Gravel	Road Frontage	238.00

Address: Lot 39 Lake Dr
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) 498-3098
 Gerber Associates RE Inc.
 ((570) 222-9600
 Office Code: g021

Tot SF Fin AG	2295
SF Fin Main	1741
SF Fin 2nd	554
SF Fin 3rd	0
Tot SF BG/Lwr	0
Tot SF Fin BG/Lwr	0
Tot SF Fin +/-	2295

Room Name	Level	Length	Width	Remarks
Living Room	Main	20	13	Stone fireplace w/insert, hardwood floor
Dining Room	Main	18.5	11	Parquet floor
Kitchen	Main	9.66	8.5	
Master Bedroom	Main	18	15.5	Master suite, walk-in closet, fireplace
Master Bedroom	Second	18	17.5	Private loft suite, balcony, hardwood fl
Bedroom 1	Main	12.41	9.5	
Bedroom 2	Main	11.5	10	
Master Bathroom	Main	9	6.25	Private master bath
Master Bathroom	Second	9	6.25	Private master bath
Full Bathroom	Main	9	5	

County	Susquehanna	School Dist	Forest City Regional	
Gen Zoning	Residential	Region	Uniondale	
Geo Lat	41.743019	Geo Lon	-75.532516	
Tax Mun	Herrick Township	Tax Info	Available	
Tax Year	2018	Tot Asmt	\$ 78,800	
Est Ttl Taxes	\$ 4,438.02	Est Cty Tax	\$ 853.40	
Est Mun Tax	\$ 157.60	Est Sch Tax	\$ 3,427.01	
Tax ID No	190.04-1,029.00,000	Lot/Blk/Sec		
Deed Bk/Pg No	0508/0490	Tracts(Sep Dds)	No	
Room Name	Level	Length	Width	Remarks
Loft	Second	17	8	
Bonus Room	Main	9	5.33	Mud room w/ tile floor

Style: Log Home
Lot Description: Common Ground; Corner; View Lot
Oil Gas Min Rights: Prop Subject to Lse: No
Road: Private; Unpaved
Water: Comm Central
Waste: Comm Central
Parking: Off Street Parking; Unpaved Driveway
Outside Features: Balcony; Deck; Utility Shed; Window Screen(s); Landscaping
Foundation Type: Slab
Fndtn/Bsmt Features: No Basement
Basement Access: None
Insulation: Unknown

Inside Features: Cable Available; Fireplace; Laundry 1st Level; Living Room Fireplac; Loft; M Bdrm on 1st Floor; M Bdrm w/Bath Suite; Utility-Mud Room; Walk in Closet
Eating Area: Dining Area; Modern Kitchen
Other Rooms: None
Beds: 1 Bed 2nd; 2+ Bed 1st; Mstr 1st; Mstr 2nd
Baths: 1 Bath Lev 2; 2+ Bath Lev 1; Full Bath - Master
Floors: Tile; Wood
Attic: Partially Floored; Storage
Appliances: Dishwasher; Disposal; Dryer; Elec
Excluded from Sale: Other 1: Elec FP in Mstr BR

Fireplace: Stone Faced; Wood
Heating: Baseboard; Electric
Hot Water: Electric
Cooling: Ceiling Fan
Miscellaneous: HOA Fee/Year: 1,450; HOA Transfer Fee: Y; Zoning Code: MDS
Commy Amenities: Beach(es); Garbage Service; Lake(s); Road Maintenance; Ski Slopes; Tennis Court(s)
Lake/Waterway: Lake Rights; Non Powerboat
Tax Benefits Prog: None
Possession: Settlement
Financing: Cash; Conventional

Directions: I81 Exit 206 to 374E. Follow 374E past Elk Mtn to stop sign. Make left (374E). Elk Meadows approx 1.5m on right. Property on corner of Roundabout Way & Lake Dr.

Additional Info: Road frontage is approx. Adjacent lot #38 available for sale. Contact LA for info.

Public Remarks: Great layout in this spacious Log Home. Natural log with exposed beams. 2 Master Suites. 1st floor Master has walk-in closet & en suite bath. 2nd floor Master is a private loft w/ balcony overlooking Elk Mountain & en suite bath. 2 additional bedrooms. Spacious living room with stone fireplace, hardwood floors throughout, large deck, amazing view of Elk Mountain. Just minutes to the slopes! Elk Meadows offers an 8-acre private lake for swimming & fishing, tennis court & a quiet country setting. Dues are only \$1450/year and include central water & sewer, trash service, road maintenance, snow plowing, use of amenities. Buyer pays \$500 to join HOA. Adjacent lot available for sale.

Agent DOM	612	Cumulative DOM	612
MLS#	17-5727		

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