

9 Feather Ridge Road, Asheville, NC 28805



New Craftsman Style Construction
\$389,900

- **Open Floor Plan, Hardwood Floors and Granite Countertops**
- **Two Story Deck**
- **Master Suite with Walk In Tiled Shower and Views**
- **Two Car Garage**
- **Located in Riceville Valley with Short Commute to Downtown**
- **Close to Town with Public Utilities and County Taxes**

9 Feather Ridge Road, Asheville, NC 28805



FICER

OLINA

REVIEW OFFICER
I, CERTIFY THAT THE MAP OR PLAT
IS AFFIXED MEETS ALL
REQUIREMENTS FOR RECORDING.

9/16/16
DATE

REGISTER OF DEEDS

STATE OF NORTH CAROLINA
COUNTY OF BUNCOMBE

PLAT BOOK 164 PAGE 164

FILED FOR REGISTRATION ON THE 16 DAY OF

Sept. 2016 AT 10:52AM

Dan Leisinger

REGISTER OF DEEDS, BUNCOMBE COUNTY

BY: Calley Calver DEPUTY/ASSISTANT

BUNCOMBE COUNTY PLANNING AND DEVELOPMENT

APPROVED AS A MINOR SUBDIVISION

9/16/16
DATE

Max
COUNTY PLANNER

LINE	LENGTH	BEARING
1	18.33	N80°12'05"E
2	20.05	S11°35'25"E
3	25.30	S12°28'10"E
4	25.31	S11°37'40"E
5	25.98	S11°30'16"E
6	8.87	S11°09'10"E
7	10.05	S11°09'08"E
8	10.04	S10°42'59"E
9	22.25	S09°48'49"E
10	8.28	S08°11'22"E
11	25.99	S07°21'57"E
12	26.69	S04°48'01"E
13	12.80	S00°20'30"E
14	10.04	S00°20'30"E
15	5.05	S00°20'30"E
16	29.15	S02°28'15"W
17	28.32	S03°24'02"W
18	21.91	S04°38'22"W
19	5.09	S04°38'22"W
20	23.03	S05°32'57"W
21	16.79	S05°39'29"W
22	29.47	S03°34'43"E
23	20.41	S00°46'13"E

GRAPH



(IN
1 inch

Doc ID: 0305145
Recorded: 09/16/16
Fee Amt: \$21.00
Workflow# 0000364
Buncombe County
Draw: Leisinger
BK 164 PG 1

OWNER CONSENT & DEDICATION

I HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE PROPER
AND DESCRIBED HEREON, AND THAT WE HEREBY ADOPT THIS
SUBDIVISION WITH OUR FREE CONSENT, AND DEDICATE ALL ROAD
RIGHTS-OF-WAY AND EASEMENTS, TO PUBLIC USE AS NOTED IN
DISCLOSURE OF PRIVATE ROADWAYS, WHERE APPLICABLE.

9-16-16
DATE OWNERS

CERTIFICATION OF PRIVATE R

THE ROADS WITHIN THIS SUBDIVISION ARE DESIGNATED AS PRIVATE
ROADS MAINTENANCE AGREEMENT, IN ACCORDANCE WITH G.S.
136-120.6, IS RECORDED IN THE OFFICE OF THE REGISTER OF DEEDS
BUNCOMBE COUNTY IN DEED BOOK _____ AT PAGE _____

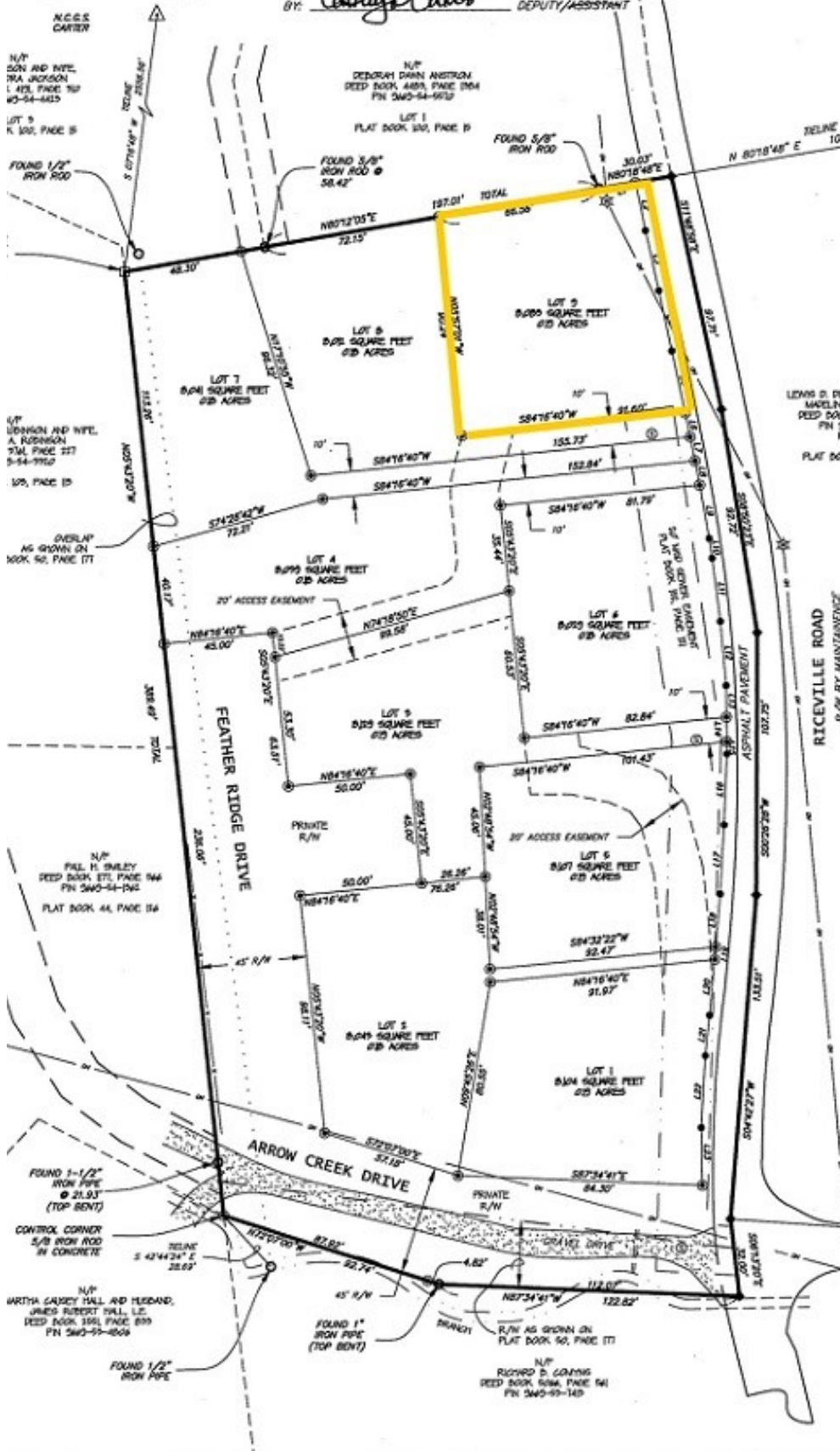
CERTIFICATION OF PRIVATE R

CERTIFICATION OF ROAD GRADES AND SUITABILITY STATE OF NORTH
CAROLINA, BUNCOMBE COUNTY, I, KEITH R. SANDERS, CERTIFY TO
PROPOSED ROAD GRADES AND SLOPES WERE CALCULATED UNDER
SUPERVISION FROM AN ACTUAL SURVEY MADE BY ME AND DO NOT
EXCEED 18 PERCENT. WITNESS MY ORIGINAL SIGNATURE, REGISTRAR
NUMBER, AND SEAL THIS 12TH DAY OF SEPTEMBER, 2016.



KEITH R. SANDERS
REGISTERED LAND SURVEYOR
L-4379 STATE OF NORTH CAROLINA

- E911
- LOT 1: 9
 - LOT 2: 5
 - LOT 3: 7
 - LOT 4: 8
 - LOT 5: 7
 - LOT 6: 7
 - LOT 7: 4
 - LOT 8: 11
 - LOT 9: 9



Cross Property Client Full

9 Feather Ridge Road, Asheville NC 28805

MLS#: **3438401**
 Status: **Active**
 Subdivision: **None**
 Zoning Desc: **None**
 Legal Desc: **.19 acres and all improvements as described in Buncombe County Deed Bk 5679/1945**

Category: **Single Family**
 Tax Location: **Asheville**
 Tax Value:

Parcel ID: **9669-54-6312-00000**
 County: **Buncombe**
 Zoning: **R-1**
 Deed Ref: **5679/1945**
 Lot/Unit

List Price: **\$389,900**

Approx Acres: **0.19**
 Lot Desc: **Level**

Approx Lot Dim:

Elevation



General Information

Type: **2 Story**
 Style: **Traditional**
 Construction Type: **Site Built**

School Information

Elem: **Unspecified**
 Middle: **Unspecified**
 High: **Unspecified**

HLA

Main: **828**
 Upper: **828**
 Third: **0**
 Lower: **0**
 Bsmnt: **0**
 Above Grade: **1,656**
 Total: **1,656**

Unheated Sqft

Main: **0**
 Upper: **0**
 Third: **0**
 Lower: **0**
 Bsmnt: **0**
 Total: **0**

Bldg Information

Beds: **3**
 Baths: **2/1**
 Year Built: **2018**
 New Const: **Yes**
 Construct Status: **Complete**
 Builder:
 Model:

Additional Sqft:

Additional Sqft: **0**

Additional Information

Prop Fin: **No**
 Assumable: **No**
 Ownership: **Seller owned for at least one year**
 Special Conditions: **None**
 Road Responsibility: **Publicly Maintained Road**

Recent: **09/27/2018 : NEWs : ->ACT**

Room Information

Room Level	Beds	Baths	Room Type
Main	0	0/1	Breakfast, Dining Area, Family Room, Kitchen
Upper	3	2/0	Bathroom(s), Bedroom(s), Master Bedroom

Features

Lake/Water Amenities: **None**
 Parking: **Attached Garage, Garage - 2 Car**
 Driveway: **Concrete**
 Laundry: **Upper**
 Foundation: **Crawl Space**
 Fireplaces: **Yes, Family Room**
 Floors: **Tile, Wood**
 Equip: **Cable Prewire, Ceiling Fan(s), Dishwasher, Electric Range/Oven, Microwave, Refrigerator**
 Comm Features: **None**
 Interior Feat: **Breakfast Bar, Cable Available, Open Floorplan, Other - See Media/Remarks**
 Exterior Feat: **Deck, Other - See Media/Remarks**
 Exterior Const: **Hardboard Siding**
 Porch: **Back, Balcony**
 Street: **Paved**

Doors/Windows: **No**
 Fixtures Exceptions: **No**

Main Level Garage: **Yes**

Roof: **Architectural Shingle**

Utilities

Sewer: **City Sewer**
 HVAC: **Central Air, Heat Pump - AC, Heat Pump - Heat, Multizone A/C, MultiZone Heat**

Water: **City Water**
 Wtr Htr: **Electric**

Association Information

Subject To HOA: **None** HOA Subj Dues **No** Assoc Fee: **No** Subject to CCRs: **No**
 Proposed Spcl Assess: **No** Confirm Spcl Assess: **No**

Remarks

Public Remarks: **New, craftsman style construction close to town with public utilities but county taxes. Open floor plan, hard wood floors, granite counter tops, two story deck, views from master suite, walk in tiled showers and double car garage. Enjoy the quality of this new construction home.**
 Directions: **Hwy 70 east to left on Riceville Rd, at the VA Hospital. Property is approximately two miles on the left. Driveway is just before 790 Riceville Rd on the left.**

Listing Information

DOM: **0** CDOM: **0** Closed Dt: **SLr Contr:**
 UC Dt: **DDP-End Date:** Close Price: **LTC:**

Prepared By: Jay Lurie

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