



Residential **MLS #:** 3150932 **Status:** Active **LP:** \$89,000
[11695 Harbour Light Dr North Royalton, OH 44133-2682](#) **SP:**
Subdivision/Complex: Harbour Light Condominiums **Closing Date:**
Property Subtype: Condominium **County:** Cuyahoga
Parcel ID #: 48127528 **Multiple PIN #'s:** No
Area: 403 **MLS Cross Ref #:**
Photos: [14](#) **VT:** [Yes](#)
Directions: Harbour Light is located off of Abbey Rd. between Royalton Rd (Route 82) and Sprague Rd. - just South of Albion Rd. Follow Harbour Light Drive to second stop sign, and turn right into driveway 11. First driveway on your right.

Condominium **Maint. Fee:** \$0 / **Unit Floor #:** 0 **Unit Location:** Center
Maint.Incl:
Restrictions: Leasing Allowed,No Signs,Parking Restrictions,Prior Apprvl- Lease,Prior Apprvl- Sale

Property Information **Approx Fin SqFt:** 1334 **Annual Taxes:** \$2,015 **School Dist:** North Royalton CSD
Bedrooms: 3 **SqFt Source:** Public Record Manual **House Faces:** West **Disability Features:** No
Baths: 2 (1 1) **Lot Size:** 13.862 acres **Exterior:** Wood **Warranty:** No
Rooms: 8 **Lot Size Source:** Public Record Auto **Roof:** Asphalt/Fiberglass **Fixer Upper:** No
Fireplaces: **Lot frontage/Depth:** **Year Built:** 1977 **Public Trans:** Yes
Stories: 2 Story **Irregular:** No **Construction:** **Avail for Auction:** No
Style: Townhouse **Dwelling Type:** Attached **Auction Date/Time:**
HOA: \$206.33/Monthly Harbour Light Phase III Incl: Exterior Building,Garage/Parking,Association Insuranc,Landscaping,Property Management,Recreation,Reserve Fund,Snow Removal
Basement: Finished,Full
Heating Type: Forced Air,Heat Pump **Fence:**
Cooling Type: Central Air,Heat Pump **Heating Fuel:** Electric
Garage # of Cars: 1 **Driveway:** Paved **Water/Sewer:** Public Sewer,Public Water
Garage Features: Access from Unit,Attached,Door Opener,Electric,Parking Lot,Unit Garage
Exterior Features: Inground Pool,Patio
Lot Description: Outdoor Area,Wooded/Treed
View Description: Wooded

Appliances/Equip: Dishwasher,Garbage Disposal,Oven,Refrigerator,Smoke Detector,Sump Pump
Amenities: Common Facility,Health Club,Medical Service,Park,Playground,Pool,Shopping/Mall,Tennis Courts

| Room Name | Dim | Lvl | Wnd Trtmt | Fireplace | Flooring | Full Bath Level: | Half Bath Level: |
|-------------------|-------|----------|-----------|-----------|----------|------------------|------------------|
| Great Room | | | | | | | |
| Living | 18x14 | First | Yes | No | Carpet | | |
| Family | | | | | | | |
| Kitchen | 13x8 | First | No | No | Ceramic | | |
| Dining | 10x5 | First | No | No | Carpet | | |
| Mstr Bed | 15x11 | Second | No | No | Carpet | | |
| Bed # 2 | 14x11 | Second | No | No | Carpet | | |
| Bed # 3 | 11x10 | Second | No | No | Carpet | | |
| Bed # 4 | | | | | | | |
| Recreation R | 18x17 | Basement | No | No | Carpet | | |
| Laundry Roo | 9x7 | First | No | No | Ceramic | | |
| Foyer | 8x6 | First | No | No | Ceramic | | |

Miscellaneous Rooms: 1st Floor Bath Half,1st Floor Laundry Rm,Dining Area/Dinette,Eat-in Kitchen,Formal Dining Room,Foyer,Laundry/Utility Room,Rec/Play Room

Remarks: Three Bedroom Harbour Light townhouse condo with full basement and attached garage. Updates include new A/C and Furnace (Aug 2010), basement carpet and professionally painted. Three floors of living space and tons of storage throughout. Large bedrooms feature his & her closets and ceiling fans. Home includes first floor laundry and ceramic tile foyer, kitchen and bathrooms. Neutral and ready for you to decorate to your taste. Attached garage with private unit entrance. Patio for entertaining and relaxing. Enjoy the two pools, basketball and tennis courts and party room without worry or maintenance. HOA covers exterior of building, garage door, landscaping, snow removal, all common area maintenance, association reserves and insurance and management company. Agent-owned. Also available For Rent at \$1,100/month under MLS# 3190646

Featured properties may not be listed by the office/agent presenting this brochure.

All information herein has not been verified and is not guaranteed - Copyright 2010 NEOHREX Inc, All rights reserved