

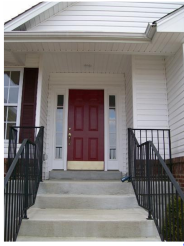
Consumer Detail with Addl Pics Report

Listings as of 06/04/09 at 10:42pm

Pending 06/04/09	Listing # 901538 County: Jessamine	1124 Orchard Dr Nicholasville, KY 40356	Listing Price: \$145,000
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Prop Type	Residential	Prop Subtype(s)	Single Family
Area	Jessamine County	Subdivision	Brittany Heights
Beds	3	Approx Square Feet	1538
Baths(FH)	2 (2 0)		
Age	New		
Tax ID	NEW OR UNDER CONSTRUCTION Lot Acres (approx)		





School District Jessamine County **ELEM** Brookside **MIDL** E Jessamine **HIGH** E Jessamine

Directions Nicholasville Road (going toward downtown Nicholasville; you will pass Walmart), turn LEFT onto Orchard Drive (between KFC & Natl City Bank); go through THREE 4-way Stop Signs - home is on the RIGHT (where Brittany Heights begins)!

Marketing Remark New Construction! Exciting Raised Ranch on deep crawl space offers 1,538 sq. ft. living space (per PVA)! Private Split Bedroom Floorplan! Features of this Quality Built Home include 3 Bedrooms, 2 Full Baths, Living Room with Cathedral Ceiling, a Cook's Dream Kitchen with All Appliances, attached 2-car Garage, covered Front Porch, and more! Laminate Hardwood floors in Living Room and Hallways; Carpet in Bedrooms; and Ceramic Tile flooring in Kitchen, Dining Area, and Baths! Atrium Glass door opens to Deck overlooking Backyard with Tree line! Economical Heat Pump System! One Year Home Builder Warranty included! This Special Home is Built Right and Value Priced! Very convenient to Walmart, Downtown Nicholasville, and By-pass! Located in the New Brittany Heights area! Also, the new East Jessamine Middle School can be seen a short distance away, at the end of Orchard Drive! 100% RHS financing available for this home if you qualify!

Market Range Pricing

1st Floor 1538 (per PVA) **Total Square Footage** 1538 (per PVA)

Tax District City of Nicholasville

Room Location/Level

Living Room - 1st	#1	Dining Room - 1st	#1
Kitchen - 1st	#1	Utility Room - 1st	#1
Master Bed. - 1st	#1	Bedrooms - 1st	#2
Full Bath - 1st	#2		

Site Information

Lot Dimensions 71' x 110' irregular per PVA **Location Description** Shopping Nearby

Property Features

Type/Style	Ranch (Raised Ranch)	Construction	Brick Veneer & Other
Basement	None	Garage	Yes
Garage/Carport Type	2 Car Attached	Foundation	Concrete Block, Crawlspace
Fireplaces	None	Dining Facilities	Dining Area
Air Conditioning	Heat Pump	Heating	Heat Pump
Fuel	Electric	Water Heater	Electric
Attic	Access Only	Roof	Dimensional Style
Flooring	Carpet Wall to Wall, Carpet and Other, Ceramic Tile, Laminate	Appliances	Range, Self Cleaning, Microwave, Dishwasher, Disposal, Refrigerator
Interior Features	Vaulted Ceiling (Cathedral Ceiling), Ceiling Fan(s), Walk-in Closets, Smoke Alarm(s), Washer-Dryer Hook-up	Exterior Features	Insulated Glass, Deck, Trees

Miscellaneous Master Bdrm 1st Flr. (Split Bedroom floorplan!), Bedroom 1st Floor, Great Room, Separate Utility Rm.

Sewer Sewer

New Construction

New Construction Written Builders Wty (1-Year Builder Warranty),
Construction New Construction

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