

### Agent Full



**Residential Detached**

Active

#: 5721026

3731 High Green Drive NE

County: Cobb

Subd/Complex: Indian Hills

Lvls Bdrms Baths Hlf Bth

Upper 4 4 0

Main 1 1 1

Lower 1 1 0

Total 6 6 1

Elem: East Side

Middle: Dickerson

High: Walton

Availability: Area: 83

City: Marietta

Yr Built: 2016

Lake: None

Style: European

Age Desc: New/Under Construction

School Bus Route Elem: Yes

School Bus Route Middle: Yes

School Bus Route High: Yes

\$1,189,000

No conditions

State: Georgia

Zip: 30068

Stories: 2 Stories

Directions: Johnson ferry to 120 Roswell Rd to Indian Hills Parkway, Right onto High Green Dr, House is under construction.

Public: Remarkable home w/ finished basement nestled in a welcoming community!. Exceptional floor plan w/ exquisite gourmet kitchen, complete w/ large island, Jenn Air appliances including 48" cooktop & 48' ref open to breakfast, keeping rm & great rm. Guest suite on main, with 4 other BRs and loft on 2nd FL. Spacious Master Suite w/ fireplace, sitting rm, large closet & gorgeous bathroom. Finished terrace level w/ bedrm, bath & kitchenette. Builder has paid close attention to high-end finishing throughout w/ numerous upgrades. Great private, golf view lot to build a pool.

Private: The picture of the front elevation if from a similar house.

Features

Bedroom: Bdrm On Main Lev  
 Master Bath: Double Vanity, Garden Tub, Shower Only #FP: 3  
 Kitchen: Breakfast Area, Cabinets Other, Counter Top - Stone, Island, Keeping Room, Pantry - Walk-in, View To Fmly Rm  
 Dining: Separate Dng Rm  
 Const: Brick 4 Sides  
 Parking: 3 Car Garage  
 Road: Paved  
 Rooms: Family Room, Great Room, Loft, Separate Lvng Rm  
 Basement: Bath, Daylight, Exterior Entry, Finished, Full  
 Lot Size: 1/3 to 1/2 Acre (Lot Acres : N/A)  
 Lot Desc: Golf Course, Golf View, Level Driveway, Private Backyard, Wooded  
 Grn Bld Cert:  
 Setting: Golf  
 Building Faces: NE  
 Tennis on Prop: No  
 Pool on Prop: None  
 Home Warranty: Yes  
 Lot Dimensions: .468 acres  
 HERS Index: No  
 Roof Type: Composition

Other Descriptive Information

Neigh. Amen: Club House, Country Club, Golf, Homeowners Assoc, Street Lights, Swimming Pool, Tennis Lighted, Undergrnd Utils  
 Dishwasher, Double Ovens, Garbage Disposal, Gas Ovn/Rng/Ctop, Gas Water Heater, Microwave, Sec System Owned, Smoke/Fire Alarm  
 Interior: 9 ft + Ceil Lower, 9 ft+ Ceil Upper, 10 ft+ Ceil Main, 2-Story Foyer, Bookcases, Disp Attic Stairs, Double Vnty Other, Entrance Foyer, Hardwood Floors, High Speed Internet Available, Trey Ceilings, Walk-In Closet(s)  
 Exterior: Deck, Fenced Yard, Front Porch, Irrigation System, Prof Landscaping  
 Disability Access: 32 inch or + doors  
 Fireplace: Gas Logs Remain, Gas Starter, In Great/Fam Room, In Keeping Room, In Master Bedroom  
 Cooling Desc: Ceiling Fans, Central Electric, Zoned Heat Type: Gas  
 Energy Feat: Extra Insulation, Ridge Vents, Thermal Pane Wdws  
 Water Source: Public Water Sewer Desc: Pub Swr Connectd  
 Laundry Feat: Laundry Room, Upstairs  
 Waterfront:

Legal, Financial and Tax Information

Tax ID: NA LandLot: 0 District:0 Section/GMD: 0 Lot: 5  
 Plat Book/Page: 0/0 Deed Book/Page: Block: V  
 Tax/Tax Yr: \$ / 2016 Sq Ft/Source: 7,400 / Builder CPHB:  
 Special: None Owner Finance: No Owner 2nd: No  
 Annual Master Association Fee/Desc: \$ / None HOA Rent Restrictions: No Assumable: No  
 Annual Association Fee/Desc: \$ / None  
 Asmnt Due/Cont: No HOA Phone: Swim/Tennis: Init. Fee:  
 Mgmt Co: Mgmt Phone: Mgmt Email:

Office Information

Show Inst: Anytime Access  
 Owner Name: See Agent  
 Agent License#: 161664  
 List Agent: SIMA ALAHYAR  
 Co-Agent:  
 Office: CAPITAL MARKETING GROUP INC  
 Firm License#: H-45033  
 List Date: 07/15/2016  
 Exp Date: 09/30/2016  
 Owner Phone: 678-300-4628  
 Selling Comm: 3 VRC: No  
 Phone: (678) 300-4628 Email: sima@cdginc.com  
 Phone:  
 Phone/Fax: (404) 254-6320/(770) 649-6631  
 Sell Brkr present offers direct to Seller: Yes  
 Days to Exp: 32 WD Date:  
 Original List Price: \$1,189,000 WD DOM:  
 Offer Date: Dup FMLS#:

Monday, August 29, 2016

3:26 PM

Requested By: MATTHEW STUBBLEFIELD