

## *\$300,000 - Estates Section*



## **PROPERTY FEATURES**

- Style: Two Story Dutch Colonial
- Construction: Frame
- Bedrooms: 4
- Baths: 2 Full, 1 Partial
- Lot Size: 50 x 150
- 2011 Taxes: \$9,098
- Block: 9; Lot: 1.03
- Approximate age: 85 years

*Two Story Dutch Colonial Style Home located in the Estates Section of Historic Haddonfield. This home's owner started to upgrade this home and has started by updating the mechanicals with two zone hi-efficiency gas forced warm air heat, two zone central air and 200 amp electrical service. The formal living room and dining room have new hardwood floors and the living room boasts a brick fireplace. The kitchen is a blank canvas for you to make it your dream kitchen. There are 9' ceilings on first floor, an enclosed sun porch/den, a master suite that boasts plenty of closets and a master bath with stall shower and Jacuzzi tub, three other nice sized bedrooms, some replacement windows, full basement and a one car detached garage.*

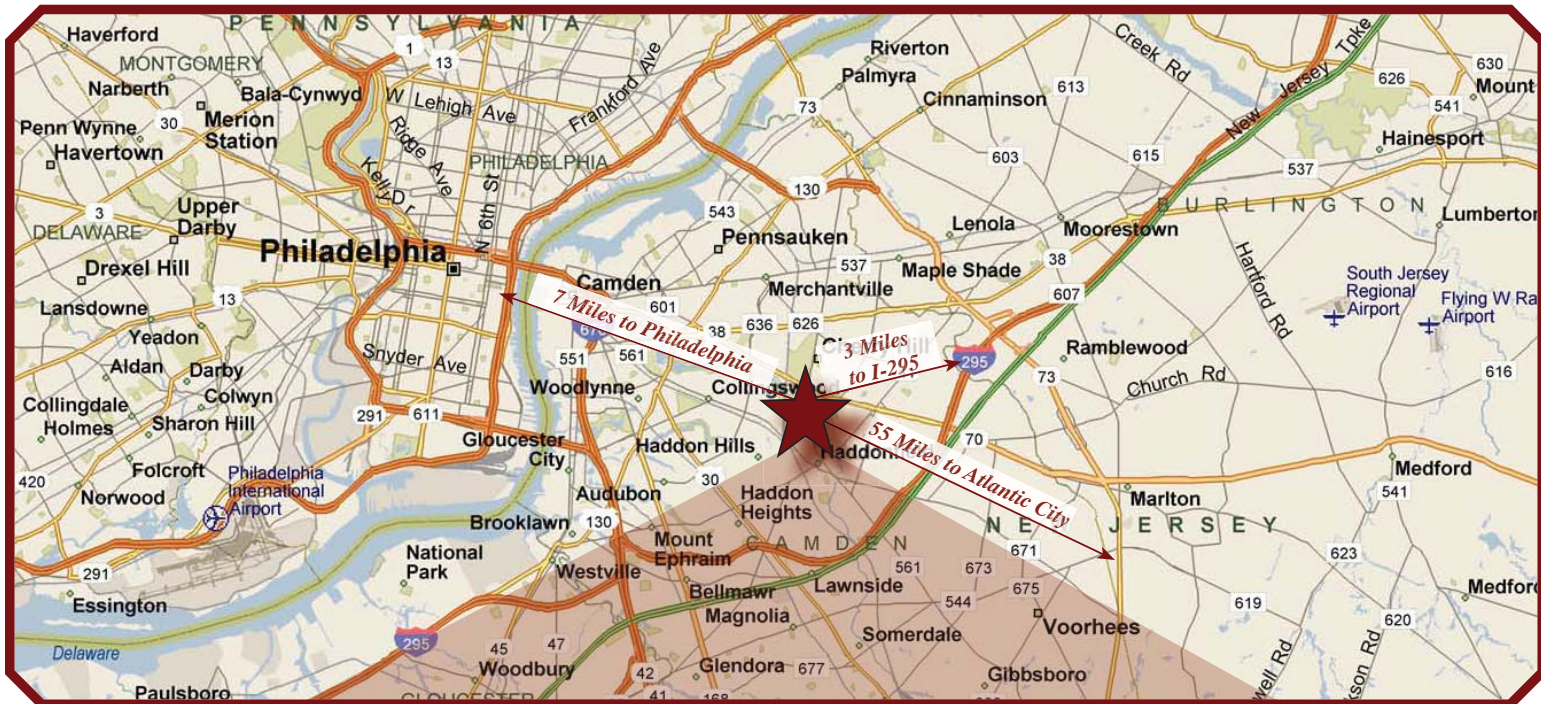
**FOR MORE INFORMATION, VISIT THE WEB SITE:  
WWW.LVLREALTORS.COM/618GROVESTREET**



**GARY VERMAAT**  
856.428.5150 EXT. 243  
FAX: 856.428.5185

GVERMAAT@LVLREALTORS.COM

**REGIONAL MAP**



**NEIGHBORHOOD MAP**

**PROPERTY IMAGE GALLERY**



**PROPERTY IMAGE GALLERY**



**FIRST FLOOR**

**Living Room: 23.2' x 13.7'**

New hardwood floor, brick fireplace, sconces, ceiling fan, French door to sun porch

**Dining Room: 11.7' x 13.3'**

New hardwood floor, crown molding, tin ceiling

**Kitchen: 13.3' x 11.5'**

Unfinished, make it your dream kitchen

**Powder Room:**

Pedestal sink, vinyl floor, wainscoting, window

**Den/Sun Porch: 7.8' x 20.1'**

New hardwood floor, built-in bookcases and desk, crown molding, painted paneled walls

**SECOND FLOOR**

**Master Bedroom: 11.5' x 17.9'**

Full wall of closets, double closet, Berber carpet

**Master Bath:**

Full, stall shower, Jacuzzi tub, ceiling fan, ceramic tile floor, recessed lights, window

**Second Bedroom: 10.10' x 11.6'**

Built-in cabinets and desk, ceiling fan, Berber carpet, double closet

**Third Bedroom: 10.6' x 11.4'**

Ceiling fan, Berber closet, crown molding, ceiling fan, closet

**Bath:**

Full, ceramic tile, tub/shower combination, pedestal sink, window

**THIRD FLOOR**

**Fourth Bedroom: 9.7' x 31.2'**

Built-in bookcases, Berber carpet, recessed lights, wainscoting

**Basement:**

Full, laundry sink, sump pump

**Garage:**

One car, detached, automatic garage door opener, keyless entry

- Exterior: Aluminum
- Roof: Asphalt shingle, Timberline
- Heat: Gas, forced warm air, hi-efficiency, two zones
- Plumbing: Copper
- Air Conditioning: Central, two zones
- Wiring: 200 Amps, circuit breakers
- Hot Water Heater: Gas, 50 gallon

**Special Features:**

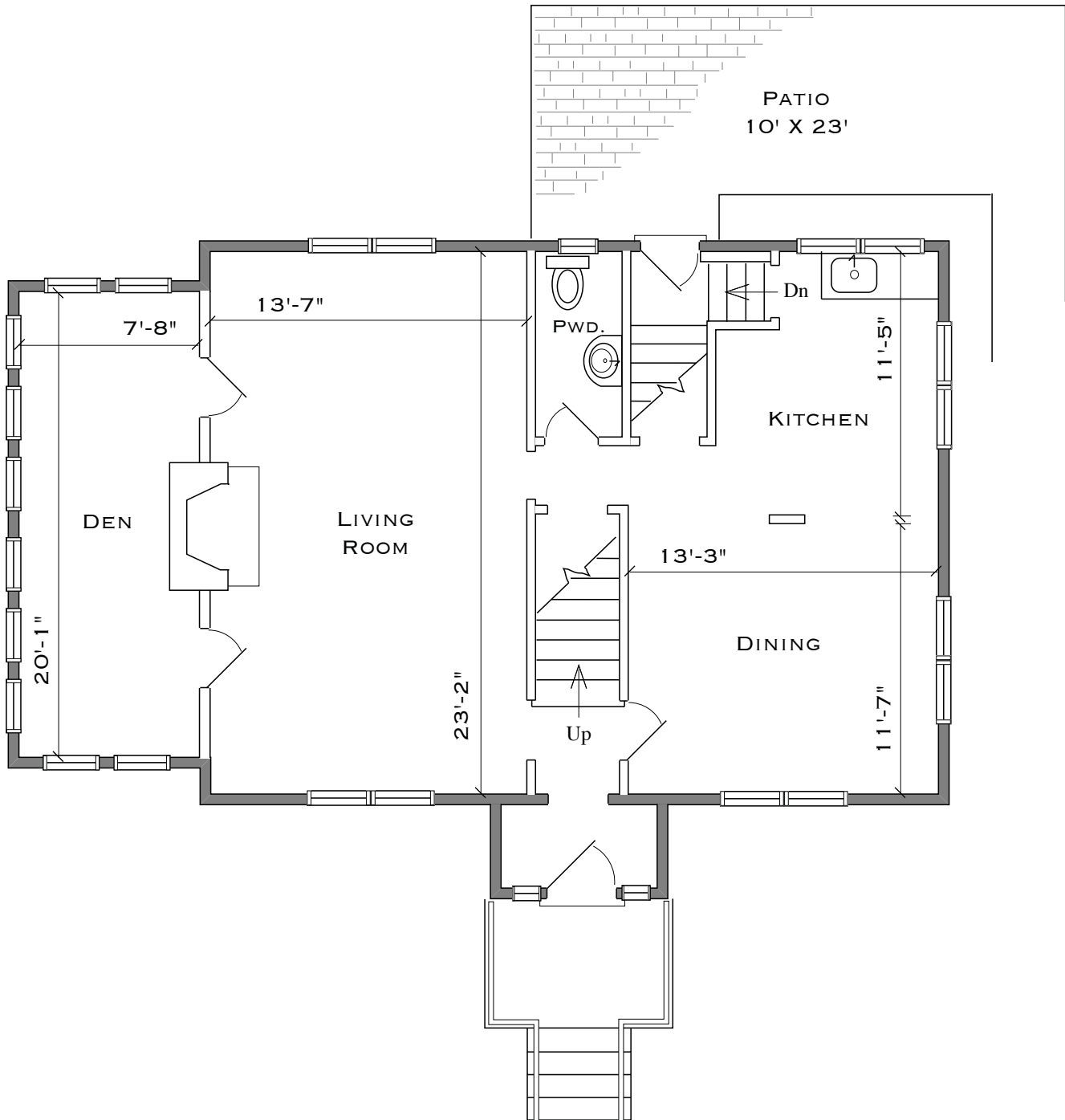
Some replacement windows, Trex wood front porch, vinyl 4' fence around rear yard, automatic spot lights, chestnut woodwork, corner property

**Included:**

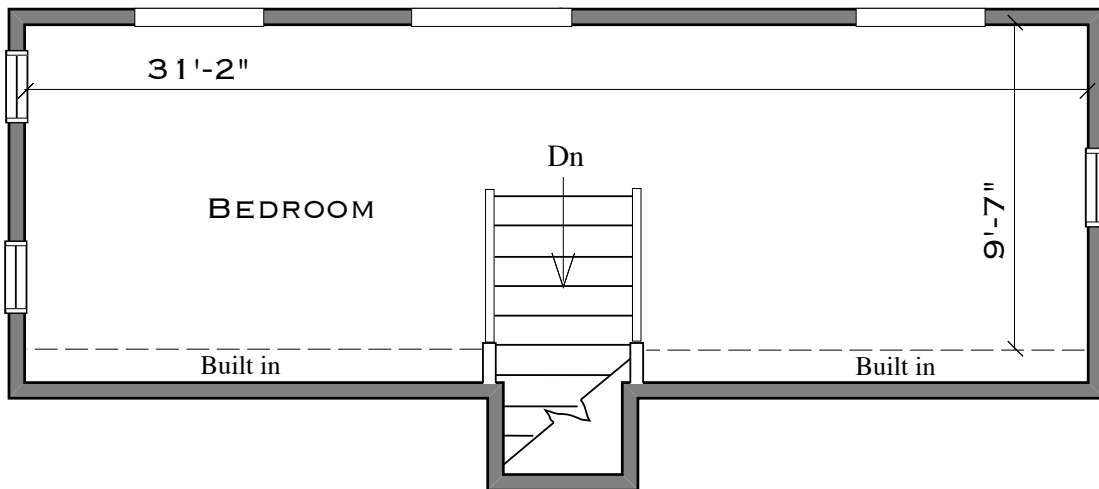
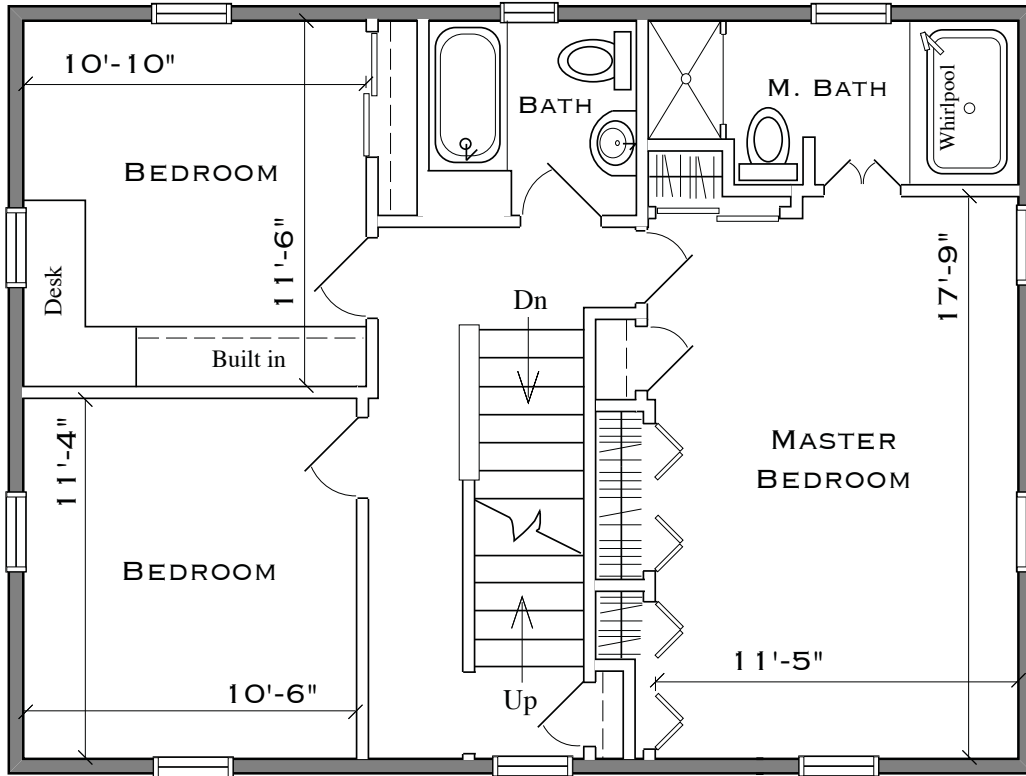
Refrigerator, range, washer, dryer



**FIRST FLOOR**



**SECOND FLOOR**



**THIRD FLOOR**