



**Sold**  
 #: 5145242 **Broker:** [SSGA01](#)  
 652 Vinings Estates Drive SE  
**County:** Cobb  
**Subd/Complex:** Vinings Estates  
**Lvls Bdrms Baths Hlf Bth**  
**Upper** 3 1 0  
**Main** 1 1 1  
**Lower** 1 1 0  
**Total** 5 3 1  
**Elem:** Nickajack  
**Middle:** Griffin  
**High:** Campbell

**Availability:** Conditions Exist: See Priv Rmrks [\\$439,900](#) CC: Y  
**Area:** 72 **PPVT**  
**State:** Georgia **City:** Mableton  
**Zip:** 30126-5931  
**Age Desc:** Resale  
**Yr Built:** 2000  
**Lake:** None  
**Stories:** 2 Stories  
**Style:** Traditional  
**School Bus Route Elem:** Y  
**School Bus Route Middle:** Y  
**School Bus Route High:** Y

**Directions:** I-285 to South Cobb Drive. Go outside perimeter. Left onto E/W Connector. Left onto Cooper Lake Rd. Left into Vinings Estates S/D. Right at stop sign to 652 on Left.

**Public:** Stunning executive home- MASTER ON MAIN & FULL FINISHED BASEMENT. Entertainer's delight, outstanding open floor plan w/great flow & sunlight. RECENTLY RENOVATED- upgrades galore! New paint throughout; GORGEOUS KITCHEN w/SS appliances, granite tops, designer backsplash; MASTER SUITE w/spa master bath & deck access. Just 2 steps down to backyard (no add'l flights of stairs outside!) 3 more bdrms up w/jack&jill bath. Basement w/mancave, wet bar, media rm, dressing rm, office, TEEN/IN-LAW/GUEST SUITE. Private, level lot w/ large side yard & fenced backyard. Move in & Enjoy!

**Private:** Please call agent for SUPER EASY showing appointment. Home shows beautifully -- professionally staged, landscaped, maintained. We're owner/agents and we look forward to working with you to make this your easiest transaction ever.

**Features**

**Bedroom:** Bdrm On Main Lev, Mstr On Main, Other **# FP:** 1  
**Master Bath:** Sep His/Hers, Sep Tub/Shower, Vaulted Ceilings, Whirlpool Tub  
**Kitchen:** Breakfast Area, Breakfast Bar, Cabinets Stain, Counter Top - Stone, Pantry, Pantry - Walk-in, View To Fmly Rm, Other  
**Dining:** Seats 12+, Separate Dng Rm **Setting:** Other  
**Const:** Brick & Frame, Brick 3 Sides **House Faces:** Unknown  
**Parking:** 2 Car Garage, Attached, Auto Garage Door, Driveway **Tennis on Prop:** N  
**Road:** Paved, Public Maintain **Pool:** None  
**Rooms:** Bonus Room, Computer, Exercise Room, Family Room, Great Room, Library/Office, Media Room, Recreation Room, Separate Lvng Rm **Home Warranty:** Negotiable  
**Basement:** Bath, Daylight, Exterior Entry, Finished, Full, Interior Entry **Lot Dimensions:** 1/2 to 3/4 Acres  
**Lot Size:** 1/2 To 3/4 Acres **HERS Index Rating Available:** N **HERS Index:**  
**Lot Desc:** Level, Level Driveway, Private Backyard **Roof Type:** COMPS  
**Green Building Certification:**

**Other Descriptive Information**

**Neigh. Amenities:** Cable Tv Avail, Club House, Homeowners Assoc, Physical Fitness Facilities, Playground, Swim Team, Swimming Pool, Tennis Lighted, Undergrnd Utils, Other  
**Appliance Desc:** Dishwasher, Elec Ovn/Rng/Ctop, Elec Water Heater, Garbage Disposal, Microwave, Self-Clean Oven, Smoke/Fire Alarm, Tankless Water Heater, Other  
**Interior:** 10 ft+ Ceil Main, 2-Story Foyer, Bookcases, Double Vnty Other, Entrance Foyer, Hardwood Floors, High Speed Internet Available, His & Her Closets, Trey Ceilings, Walk-In Closet(s), Wall/Wall Carpet, Wet Bar  
**Exterior:** Deck, Fenced Yard, Front Porch, Garden Area, Prof Landscaping, Satellite Dish, Other  
**Disability Access:** None

**Fireplace:** Gas Logs Remain, Gas Starter, In Great/Fam Room  
**Heat Type:** Forced Air, Gas, Zoned  
**Cooling Desc:** Ceiling Fans, Central Electric, Zoned, Other  
**Energy Feat:** Clock Thermostat, Extra Insulation, Low Flow Toilet, Ridge Vents, Other  
**Water Source:** Public Water **Sewer Desc:** Pub Swr Connectd, Pub Swr In Strt  
**Laundry Feat:** Laundry Room, Main Level **Dock:**  
**Waterfront:** **Boat House:**

**Legal, Financial and Tax Information**

**Tax ID:** [17-0392-0-038-0](#) **LandLot:** 392/401 **District:** 17 **Section/GMD:** 2 **Lot:** 149 **Block:** C  
**Plat Book/Page:** 156/34 **Deed Book/Page:** **Tax/Tax Yr:** \$3,391 / 2012 **Sq Ft:** 4,326 / Tax Record  
**Special:** Owner/Agent, Recently Renovated **Owner Finance:** N **Owner Second:** N **Assumable:** N  
**Annl Master Assoc Fee Desc:** \$550 / Includes Swim/Tennis **HOA Rent Restrictions:** N  
**Annl Assoc Fee:** \$550 / Required **Asmnt Due/Contemp.:** N  
**HOA PHB:** **Swim/Tennis:** \$0 / None **Init. Fee:**  
**Mgmt Co:** **Mgmt Phone:** **Mgmt Email:**

**Residential Detached**

#: 5145242

Sold

[\\$439,900 CC:Y](#)**Office Information****Show Inst:** Call Listing Office/Agent Before Showing, Lockbox - Other, Lockbox - Supra**Owner Name:** See Remarks**Owner Phone:** 770-906-6358**Agent License#:** 335195**Selling Commission:** 3**VRC:** N**List Agent ID:** [DOMBROWS](#)**Agent:** [CAROL SCOTT](#)**Phone/Fax:** 770-906-5495 / 770-405-8795**Co-List Agent ID:** STEINHOR**Co-Agent:** [JASON STEINHORN](#)**Phone/Fax:** 770-906-6358 / 770-405-8795**Firm License#:** H-61704**Phone/Fax:** 770-475-1130 / 770-343-9529**Office:** [SOLID SOURCE REALTY GA LLC](#)**List Agent Email:** [carol@lishgroup.com](mailto:carol@lishgroup.com)**Selling Agent/Broker may present offers directly to Seller?:** Y**List Date:** 05/10/2013**Days to Exp:****Auction Date:****WD Date:****WD DOM:****Exp Date:** 08/30/2013**Exp DOM:****Offer Date:****Duplicate FMLS #:****Sold Information****Sale Price:** \$420,000**Due Diligence Ends:****Closing Date:** 07/15/2013**Binding Agreement Date:** 06/17/2013**Original List Price:** \$439,900**Prop Closing Date:** 07/15/2013**DOM:** 38**Total DOM:** 38**SP/OLP %:** 95%**Costs Paid by Seller:** \$5,000**Terms:** CONV-UNINS**Sell Agent ID:** [SCHLOEM](#)**Sell Agent:** [RICHARD SCHLOEMER](#)**Lender Mediated:** N**Sell Office:** [GENE01](#)

Tuesday, May 20, 2014

4:18 PM

Requested By: CAROL SCOTT

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**Residential Detached**  
Photo Gallery Report  
652 Vinings Estates DR SE, Mableton, GA



Tuesday, May 20, 2014

4:16 PM

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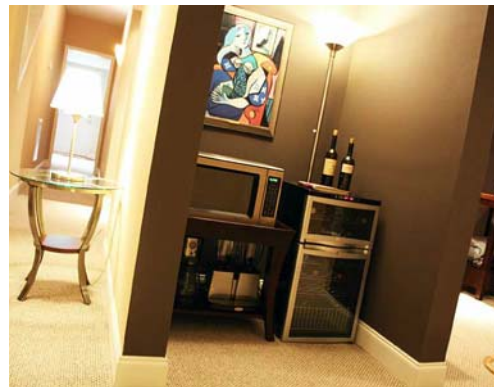
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