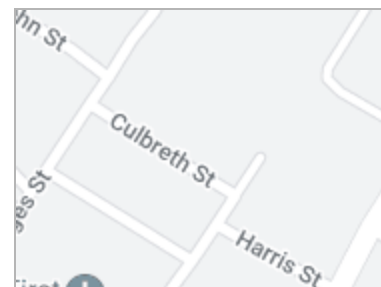


ALL FIELDS DETAIL



MLS #	1520159	# of Bedrooms	3
Class	Residential	# of Full Baths	2
Type	Single Family	# of Half Baths	1
Area	024	# of Stories	1
Subdivision	None	Approx Age	50+
Listing Price	\$299,900	Parking Type	Attached Carport
Address	7 Culbreth Street	Garage Total Capacity	0
City	Inman		
State	SC		
Zip	29349		
Status	Active		
Sale/Rent	For Sale		



DIRECTIONS

Directions From downtown Greenville, take I-385 S. to I-85 N. to I-26 W. Take Exit 10 for SC-292 and turn left towards Inman. In 2.6 miles, turn right on Harris St., then right on Church St. and left on Culbreth St. House is on right.

GENERAL

Total SQFT Finished/Heated	1200-1399	Showing	Other
Below Grade Finished Sq Ft Range	None	Detailed Showing Inst	Call or text Owner to schedule showings.
Other Rooms Finished Sq Ft Range	None	Contact # for Appts/Questions	224-277-3108
Unfinished Sq Ft Range	None	Agent	Terri G Warner
# of Bedrooms Main Level	3	Agent License ID	38561
# Full Baths on Main Lvl	2	Listing Office 1	Hive Realty, LLC - Off: 864-350-9300
# of BRs Below Grade	0	Brokerage License ID	20118
# of Rooms Below Grade	1	Owner Name	Brandon Koumos
# of Fireplaces	0	Owner Phone	224-277-3108
Approx Year Built	1936	Days On Market	5
County	Spartanburg	Cumulative DOM	5
Tax ID Number	1391411800	Agent Hit Count	65
Tax ID	1391411800	Client Hit Count	2
Lot Size/Acreage	1/2 Acre or Less	Listing Type	Exclusive Right to Sell - MLS Entry-Only Listing
Approx # of Acres	0.25	BA%/\$	3
Approx Lot Dimensions	121x94	SA%/\$	0
Elementary School	Inman	TB%/\$	3
Middle School	Mabry	Variable Rate Com	N
High School	Chapman	Original Price	\$315,000
Associated Document Count	2	Listing Date	2/28/2024
LeadBased Paint Disc Req?	Yes	Input Date	2/28/2024 8:16 PM
Res. Property Disc. Req?	Yes	Input Date	2/28/2024 8:16 PM
Geocode Quality	Exact Match	Price Date	3/1/2024
Picture Count	36	Status Date	2/28/2024
On Internet	Yes	Update Date	3/1/2024
IDX Include	Y	HotSheet Date	3/1/2024
VOW Include	Yes	Update Date	3/1/2024 9:44 AM
VOW Address	Yes		
VOW Comment	Yes		
VOW AVM	Yes		
Local Logic	Yes		

ROOM DIMENSIONS

Approx. Living Room Size	12x14	Approx. Dining Rm Size	7x14
Approx. Kitchen Size	13x12	Approx. Master Bedroom Size	17x14
Approx. Bedroom #2 Size	15x12	Approx. Bedroom #3 Size	12x9
Other Room 1	Basement (finished)	Approx. Other Room 1 Size	9x12
Other Room 2	Front Porch	Approx. Other Room 2 Size	24x25
Approx. Laundry Size	6x7	Approx. Deck Size	30x12
Living Room (Y/N)	Y	Dining Room (Y/N)	Y
Breakfast Room (Y/N)	N	Kitchen (Y/N)	Y
Great Room (Y/N)	N	Den (Y/N)	N
Bonus/Rec Room (Y/N)	N	Master Bedroom (Y/N)	Y
Bedroom #2 (Y/N)	Y	Bedroom #3 (Y/N)	Y

ROOM DIMENSIONS

Bedroom #4 (Y/N)	N	Laundry (Y/N)	Y
Sun Room (Y/N)	N	Deck (Y/N)	Y

FEATURES

STYLE Ranch	PARKING/GARAGE Carport 1 Car Driveway Parking	APPLIANCES Dishwasher Disposal Dryer Refrigerator Washer Oven-Electric Stand Alone Rng-Electric Range Hood	DOCS ON FILE Lead Based Paint Doc. Seller Disclosure
EXTERIOR FINISH Vinyl Siding	DRIVEWAY Paved Asphalt Paved Concrete	INTERIOR FEATURES Ceiling 9ft+ Ceiling Fan Open Floor Plan Walk In Closet Countertops – Quartz	DOCUMENTS WITH OFFER Copy Earnest Money Check Lead Based Paint Letter Pre-approve/Proof of Fund Signed SDS
LOT DESCRIPTION Fenced Yard Level Some Trees	MRBED FEATURES Double Sink Full Bath Master on Main Lvl Shower Only Walk-in Closet	FIREPLACE None	POSSESSION At Close
FOUNDATION Crawl Space Basement	SPECIALTY ROOM None	HEATING SYSTEM Electric Forced Air Heat Pump	GARBAGE PICKUP Private
BASEMENT Full Finished	LAUNDRY 1st Floor Closet Style Dryer – Electric Hookup Stackable Accommodating Washer Connection	COOLING SYSTEM Central Forced Electric	HOA Fee Includes None
EXTERIOR FEATURES Deck Porch-Wrap Around Tilt Out Windows Vinyl/Aluminum Trim Windows-Insulated		FLOORS Luxury Vinyl Tile/Plank	Community Amenities None
ROOF Architectural		WATER Public	SHOWING No Sign Lockbox-Combination
		SEWER Public	ADDITIONAL FEES None
		WATER HEATER Electric	
		STORAGE SPACE Attic Basement	

FINANCIAL

Total Taxes	\$2,733.86	Tax Year	2023
Tax Rate(4%/6%)	6	In City	Y
HOA (Y/N)	N	Short Sale (Y/N)	N
Foreclosure (Y/N)	N	Auction (Y/N)	N
Electric Co.	Duke Energy	Gas Co.	N/A
Water Co.	Inman Campobello		

MEMBER REMARKS

Member Remarks Per sections 2(a) & 2(b) of MLS Rules and Regulations, Listing Agent gives Buyer’s Agent permission to contact Owner directly for showings and negotiations. Please call or text Brandon Koumos at 224-277-3108 to schedule showings. DO NOT CALL LISTING AGENT FOR SHOWINGS. Appointments made to qualified buyers only. Buyer responsible for confirming square footage.

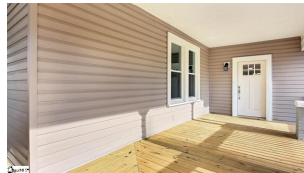
REMARKS

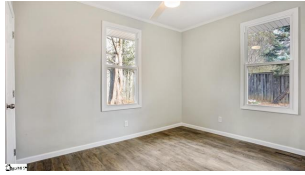
Remarks Welcome to 7 Culbreth Street, a historic gem within walking distance to downtown Inman. This adorable 3 bedroom, 2 ½ bath home features 9ft ceilings, split open concept floor plan, an all-new kitchen with stainless-steel appliances, cabinets with soft-close doors and drawers, and quartz countertops with a deep sink and garbage disposal. Outside you have a wraparound front porch; in the back is a large deck with lights and a fire pit with stone seating. The back is fenced in with a tall privacy fence. DON’T miss out on the opportunity to own a home NOW in this growing area. The downtown has many festivals all year round. There was recently a new library and pavilion added as well as new premium restaurants and breweries! Walking distance to the up-and-coming Saluda Grade Trail that starts here in Inman, South Carolina and goes all the way to Zirconia, North Carolina. Inman is located between Greenville (30 minutes) and Spartanburg (20 minutes) making big city amenities easily attainable. Make your appointment today!

SYNDICATION REMARKS

Syndication Remarks Welcome to 7 Culbreth Street, a historic gem within walking distance to downtown Inman. This adorable 3 bedroom, 2 ½ bath home features 9ft ceilings, split open concept floor plan, an all-new kitchen with stainless-steel appliances, cabinets with soft-close doors and drawers, and quartz countertops with a deep sink and garbage disposal. Outside you have a wraparound front porch; in the back is a large deck with lights and a fire pit with stone seating. The back is fenced in with a tall privacy fence. DON'T miss out on the opportunity to own a home NOW in this growing area. The downtown has many festivals all year round. There was recently a new library and pavilion added as well as new premium restaurants and breweries! Walking distance to the up-and-coming Saluda Grade Trail that starts here in Inman, South Carolina and goes all the way to Zirconia, North Carolina. Inman is located between Greenville (30 minutes) and Spartanburg (20 minutes) making big city amenities easily attainable. Make your appointment today by calling or texting Brandon at 224-277-3108.

ADDITIONAL PICTURES





DISCLAIMER

This information is deemed reliable but not guaranteed. The MLS of Greenville, SC Inc.©2024