



152 LEE LANIER Road Eclectic, AL 36024
MLS #10-1021

HERE YOU GO...A WONDERFUL 6 BR.CABIN ON LAKE MARTIN WITH ROOM ENOUGH FOR ALL THE FAMILY AND FRIENDS YOU WANT TO INVITE! 2 screened-in porches (upper and lower levels) + a large deck give ample outdoor space for entertaining! The main level features kitchen, 2 living areas (1 w/woodburning FP), large dining area, 1 BR and 1 BA.Upper level has 5 BR 2 BA. Lovely lot & view. NEW HVAC & NEW PRICE!!!

Contract Information

Status	Active	List Price	378,000
Photo Available	Y	Occupant	Owner

Reports

Listing Member	Patsy Wagenfuehr Office Phone: 334-857-2953 Fax Number: 334-857-2158 : 256-234-7242 Cell Phone: 256-749-4422 http://www.livingonlakemartin.com	Listing Office	RealtySouth Lake Martin Office Office Phone: 334-857-2953 http://www.realtysouth.com
Co-listing Agent	Fred Wagenfuehr of RealtySouth Lake Martin Office	Property Type	Residential

Address Information

County	Elmore	Map Zone	11
--------	--------	----------	----

General Property Description

Book Section	Residential	Realtor.com Type	Residential Single Family
Waterfront	Yes	Lake Name	Lake Martin
Golf Course	N	Condo/Villa	None
Deeded	Deeded	Total Bedrooms	6
Total Bathrooms	3	Total Full Baths	3
Total SqFt.	2,420	SqFt. Source	Appraisal
Year Built	1962	Style	Cabin
Mfd Home	No	Stories	2
Garage Stall	2	Garage Remarks	Attached
Lot Remarks	Gently sloping..almost level		

Legal and Taxes

Zoning	Residential Single	Schools	Call Superintendent
--------	--------------------	---------	---------------------

Directions & Remarks

Directions Hwy 63S to right on Cty Rd 80 then right on Camp Kiwanis Rd. then left on Quarry then left on Lee Lanier Rd. See signs.

Details

Waterfront Features:	Pier; PWC Lift; Seawall; Waterfront Footage: 98+/-	Sewage:	Septic
Foundation:	Slab	Water:	Public Water
Roof:	Metal	Appliances:	Dishwasher; Dryer; Oven (Elec); Range (Elec); Refrigerator; Washer; Water Heater (Elec)
Siding:	Other	Heating:	Central (Elec)
Walls:	Paneling	Cooling:	Central (Elec)
Floors:	Partial Carpet; Tile; Vinyl; Wood Floors		

Fireplace:	Number of Fireplaces: 1; Fireplace Descr.: woodburning	Exterior:	Deck; Fenced; Screen Porch; Shrubs; Wooded
Utilities/Fuel:	Alabama Power; Propane		

Information is deemed to be reliable, but is not guaranteed. © 2011 [MLS](#) and [FBS](#).

Prepared by Patsy Wagenfuehr on Saturday, January 29, 2011 11:05 AM

The information on this sheet has been made available by the MLS and may not be the listing of the provider.