



The Priscilla Morris Team

Pam Powell Adams 599-2239

Priscilla Morris 320-3586



ADDRESS 3162 Sugar Run Road		LOCATION Pearisburg	ROOMS 6	BEDROOMS 3	BATHS 1	PRICE 85,000
Legal Description Instrument # W2007 0000086			SUBDIVISION		TAX MAP	
DIRECTIONS: From Pearisburg route 100 South to right on Wilburn Valley Road, go to end of Wilburn Valley Road, right on Sugar Run Road, house on left		LOT SIZE: 5 acres		ROOM SIZE		
		BASEMENT: full		LIVING ROOM		12.5 x 20.5
		TYPE OF HEAT: oil		DINING		
		MONTH COST:		KITCHEN		12 x 12.5
LISTING OFFICE Long & Foster		AIR CONDITION: none		FAMILY ROOM		
LISTING AGENT P. Morris		DECK none		MST B/R		12.5 x 11.5
LISTING AGENT OFFICE NO. (540)552-1010		ELEC. SVC. 100 AMP		2ND B/R		9 x 12.5
LISTING AGENT CELL NO. (540)320-3586		WATER HTR. electric		3RD B/R		10.5 x 12.5
SHOWING INST. call & go		FLOORS: hdwd, cpt, vinyl				
LOCK BOX yes		WALLS: plaster				
TYPE PROPERTY residential		ROOF: shingles		APPX. FIN. SF		1,080
CONSTRUCTION brick		GARAGE none		APPX. MAIN SF		1,080
STYLE ranch		DRIVEWAY: gravel		APPX. UPPER SF		
YEAR BUILT 1959		OTHER:		APPX. BST SF FIN		
ANNUAL TAX/YR.		GAS AVAIL. none		APPX. BST UNF		1080
H.O. DUES none		WATER: Spring		FIREPLACE no		
POSSESSION at closing		SEWER: Septic		FLUE yes		
ELEM. SCHOOL Macy McLaugherty		STORM WIND. yes		MICROWAVE no		
MIDDLE SCHOOL none		STORM DOORS yes		DISHWASHER no		
HIGH SCHOOL Giles High School		INSUL GLASS no		DISPOSAL no		
REMARKS:		WIND. TMTS. yes		OVEN/RANGE yes		
		SCREENS: yes		REFRIGERATOR yes		
		FENCED YARD no		WASHER yes		
		STORM SEWER no		DRYER yes		
		CABLE HOOKUP satellite		W/D HOOKUP yes		
		PAVED STREET yes		SMOKE ALARMS yes		
OWNERS: The Estate of Georgia H. Burton						
Home #		WORK #				



THIS INFORMATION, THOUGH BELIEVED ACCURATE, IS NOT GUARANTEED

These measurements are for general references purposes only, and are not represented to be accurate. Buyer is encouraged to verify anything that is of concern to them. The MLS and REALTOR disclaim any liability of the accuracy of these measurements.