



**Zach Johnson**  
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# 106 Overhill Drive, Salisbury, North Carolina 28144

**106 Overhill Drive, Salisbury, NC 28144**

List \$: **\$100,000**

MLS#: **4022777**  
 Status: **ACT**  
 Legal Desc: **.29AC 1019-823**  
 City Tax Pd To: **Salisbury**  
 Subdivision: **Woodfield**

Category: **Residential**  
 Parcel ID: **324B263**

County: **Rowan**  
 Acres: **0.29**  
 Zoning: **Resident**  
 Deed Ref: **990/763**

**Auction/Reserve Starting Bid**

Tax Val: **\$204,814**



General Information

Type: **Single Family**  
 Style:  
 Levels Abv Grd: **1 Story**  
 Const Type: **Site Built**  
 SubType:

School Information

Elem: **Unspecified**  
 Middle: **Unspecified**  
 High: **Unspecified**

Building Information

Level	# Beds	FB/HB	HLA	Non-HLA
Main:	<b>3</b>	<b>2/0</b>	<b>2,118</b>	<b>484</b>
Upper:		<b>0</b>	<b>0</b>	<b>0</b>
Third:		<b>0</b>	<b>0</b>	<b>0</b>
Lower:		<b>0</b>	<b>0</b>	<b>0</b>
Bsmt:		<b>0</b>	<b>0</b>	<b>0</b>
2LQt:				

Beds: **3**  
 Baths: **2/0**  
 0 Yr Built: **2003**  
 New Const: **No**  
 Prop Compl:  
 Cons Status:  
 Builder:  
 Model:

Above Grade HLA: **2,118**  
 Tot Primary HLA: **2,118**

Additional SqFt:  
 Garage SF:

Additional Information

Assumable: **No**  
 Spcl Cond: **None**  
 Rd Respons: **Publicly Maintained Road**

Ownership: **Seller owned for at least one year**

Main	Prim BR Kitchen	Bedroom Dining Rm	Room Information Bedroom Breakfast	Bath Full Laundry	Bath Full Sunroom
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Main Lvl Garage: **Yes** Garage: **Yes** # Gar Sp: # Carport: **No** # Carport Spc:  
 Covered Sp: Open Prk Sp: **No** # Assg Sp:  
 Parking Features: **Garage Attached, Garage Door Opener, Garage Faces Front**

Features

Windows:  
 Fixtures Except: **No**  
 Foundation: **Crawl Space**  
 Accessibility:  
 Exterior Cover: **Brick Full**  
 Utilities: **Natural Gas**  
 Appliances: **Dishwasher, Electric Oven, Electric Range, Electric Water Heater, Microwave, Plumbed For Ice Maker, Refrigerator**

Laundry: **Main Level**  
 Basement Dtls: **No**  
 Fireplaces: **Yes/Gas**  
 Construct Type: **Site Built**  
 Road Frontage:

Utilities

Sewer: **Public Sewer** Water: **City Water**  
 Heat: **Heat Pump** Cool: **Heat Pump**

Association Information

Subject to HOA: **None** Subj to CCRs: **Undiscovered** HOA Subj Dues:

Public Remarks

**SELLING VIA ONLINE AUCTION, this beautiful 3 bed/2 bath all-brick home located in Salisbury, NC. This fine single-story home features wood flooring, a large sunroom, large master suite, lawn irrigation system, gas fireplace and so much more! Roof and HVAC replaced in 2020. Location is everything, and this home is near the Country Club of Salisbury, offering golf and premium amenities such as tennis, a swimming pool and dining. Additionally, the home is just a stone's throw away from Novant Health Rowan Medical Center, making it a convenient location for healthcare professionals or anyone looking for easy access to medical services. The property has been meticulously maintained and is ready for you to move in and enjoy, especially if you are looking for a comfortable and luxurious lifestyle. Don't miss this opportunity to own a beautiful home in one of the most sought-after areas in Salisbury, NC! This auction ends on 5/23/23 at 6pm. Don't miss this chance to BID YOUR PRICE today!**

Agent Remarks

Auction information and video tour can be found at [www.ready2bid.com](http://www.ready2bid.com). All due diligence must be completed before the end of the auction on 5/23/23. Your client must register and bid themselves. To get paid the co-broke amount, you only need to complete "broker participation form" found under FAQ section of our website to "claim" your client.

Showing Instructions/Directions

Combination Lock Box, Lockbox/Key, Sign, Vacant

From Hwy. 601, travel East on Statesville Blvd. Continue straight onto Mahaley Ave. Turn Left onto Mocksville Ave. Turn Right onto Overhill Rd. Turn Right onto Overhill Drive. Property is on Left.

List Agent/Office Information

DOM: <b>0</b>	CDOM: <b>0</b>	Expire Dt: <b>08/31/2023</b>
Mkt Dt: <b>04/21/2023</b>	DDP-End Dt:	
Agent/Own: <b>No</b>	List Agreemnt: <b>Exclusive Right To Sell</b>	
For Appt Call:	Agent Phone: <b>828-408-1651</b>	
List Agent: <b>Zach Johnson (62482)</b>	Office Phone: <b>336-751-4444</b>	
List Office: <b>The Swicegood Group Inc (10160)</b>	Transact Bkr:	Bonus:
Buyer Agency: <b>2%</b>	Sub Agency: <b>0%</b>	

Dual/Var: No  
Web URL:

Seller Name: Whitman  
Full Service: Full Service

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