

4016 Wild Nursery Court, Charlotte, North Carolina 28215-5345

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List \$: **\$825,000**

MLS#: **4058293**

Category: **Residential**

County: **Mecklenburg**

Status: **ACT**

Parcel ID: **105-153-40**

Acres: **0.59**

Legal Desc: **L4 M29-59**

Zoning: **R3**

City Tax Pd To: **Charlotte**

Tax Val: **\$558,200**

Deed Ref: **37733-668**

Subdivision: **Preston Forest**



General Information

Type: **Single Family**
Style:
Levels Abv Grd: **2 Story**
Const Type: **Site Built**
SubType:

School Information

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

Level	# Beds	FB/HB	HLA	Non-HLA	Beds
Main:	1	1/1	2,390	701	4
Upper:	3	3/0	1,482	0	4/1
Third:			0		Yr Built: 2020
Lower:			0		New Const: No
Bsmt:			0		Prop Compl:
2LQt:					Cons Status:

Building Information

Model:

Above Grade HLA: **3,872**
Tot Primary HLA: **3,872**

Additional SqFt:
Garage SF:

Additional Information

Assumable: **No**

Spcl Cond: **None**

Rd Respons: **Publicly Maintained Road**

Ownership: **Seller owned for less than one year**

Room Information

Main **Prim BR**

Parking Information

Main Lvl Garage: **Yes** Garage: **Yes**
Covered Sp: Open Prk Sp: **No**
Driveway: **Concrete**
Parking Features: **Circular Driveway, Garage Attached**

Features

Windows:

Fixtures Except: **No**

Foundation: **Crawl Space**

Accessibility:

Exterior Cover: **Brick Full**

Appliances: **Dishwasher, Disposal, Exhaust Fan, Exhaust Hood, Gas Cooktop, Gas Water Heater, Microwave, Refrigerator, Wall Oven**

Laundry: **Electric Dryer Hookup, Main Level, Sink, Washer Hookup**

Basement Dtls: **No**

Fireplaces:

Construct Type: **Site Built**

Road Frontage:

Utilities

Sewer: **City Sewer**
Heat: **Natural Gas, Zoned**

Water: **City Water**
Cool: **Ceiling Fan(s), Central Air, Zoned**

Association Information

Subject to HOA: **None**

Subj to CCRs: **Yes**

HOA Subj Dues:

Public Remarks

NOW SELLING VIA SWICEGOOD SEIZED ASSETS. This stunning two-story brick home, spanning an impressive 3,874 square feet, was built in 2020. As you step inside, a grand two-story foyer welcomes you. This home boasts 4 beds and 4.5 baths, with the master suite thoughtfully located on the main level. The master suite features a spa-like en-suite bathroom, offering a relaxing haven after a long day. The heart of this home is its gourmet kitchen, a culinary enthusiast's dream with its high-end appliances, ample counter space, and a functional layout. The adjacent dining area is perfect for intimate family meals or grand entertaining. The fully fenced backyard provides a secure space for pets and little ones to play freely. Additionally, a covered porch offers a shady retreat for lazy afternoons and casual get-togethers. Set on a .59-acre lot in the Preston Forrest community, this property has NO HOA! Don't miss this opportunity to own a piece of Charlotte's finest real estate!

Agent Remarks

Property is a seized real property asset being sold on behalf of the US Marshals Service. Visit Ready2Bid dot com and view "seized assets" tab for video tour and more information and for SAMPLE US Marshals contract addendum that is used in addition to OTP. Property is being sold AS-IS. Seller is accepting offers in the form of a "letter of intent, which is a form on listing agent's website with 1) buyer name, 2) purchase price, 3) type of financing, 4) timeline to close (seller prefers 30-45 days), 5) inspection period length (no due diligence fee, but Seller offers up to 10 day free inspection period), 6) earnest money deposit (seller requires minimum 5% of purchase price). Call Listing Agent for more info.

Showing Instructions/Directions

Combination Lock Box, Showing Service, Sign, Vacant

List Agent/Office Information

DOM: **0** CDOM: **0**
Mkt Dt: **08/08/2023**
Agent/Own: **No**
For Appt Call: **800-746-9464**
List Agent: **Zach Johnson (62482)**
List Office: **The Swicegood Group Inc (10160)**
Buyer Agency: **1%** Sub Agency: **0%**
Dual/Var: **No**
Web URL:

DDP-End Dt:
List Agreeemnt: **Exclusive Right To Sell**
Agent Phone: **828-408-1651**
Office Phone: **336-751-4444**
Transact Bkr: Bonus:
Seller Name: **The United States of America**
Full Service: **Full Service**

Expire Dt: **12/31/2023**

The listing broker's offer of compensation is made only to participants of the MLS where the listing is filed.