

The Columbus Team Presents:



3304 Nathan Ct. Columbus, OH 43204

Natural light abounds in this meticulously maintained two-story home located on a cul-de-sac in the quiet neighborhood of Monterey. Featuring four bedrooms, two full baths & one half bath, formal living room & dining room, kitchen dining space, first floor family room, owner's suite, new carpet on entry level (2020), new driveway (2020) & new deck (2020). Minutes away from Grandview, Upper Arlington & Hilliard amenities including shopping, restaurants & entertainment. Easy access to OSU, Downtown Columbus & major travel roads!



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Features

- Two-Story Home with Vinyl Exterior located on a Cul-de-Sac in Monteray
- Two-Car Attached Garage
- Four Bedrooms
- Two Full Baths & One Half Bath
- Formal Living Room & Dining Room
- First Floor Family Room
- Kitchen Dining Space + Buffet
- Owner's Suite with Garden Tub & Separate Shower
- Carpet on Entry Level - 2020
- Kitchen Flooring - 2020
- Bathroom Flooring & Toilets - 2020
- Crown Molding Throughout Entry Level
- Large Storage Area in Basement
- Deep Freezer & Washer/Dryer Convey with Home
- Ring Camera Conveys with Home
- Driveway - 2020
- Deck - 2020
- Forced Air Gas Furnace
- Central Air Conditioning
- Year Built - 2003
- Lot Size - .26 Acre
- Square Feet - 2,157
- Parcel# 570-263300-00
- 2020 Taxes - \$3,031/yr.
- Southwestern Schools - www.swcsd.us
- Property Disclosures Available on MLS
- Home Service Plan of Ohio Warranty

The information in this brochure is deemed reliable but not guaranteed.

Room Dimensions

Living Room	10'4" x 12'7"
Dining Room	10'7" x 11'10"
Family Room	15'11" x 17'3"
Owner's Suite	13'10" x 14'3"
Sitting Room	7'7" x 8'
Bedroom	11'9" x 15'7"
Bedroom	9'9" x 15'7"
Bedroom	9'9" x 12'5"



KW CAPITAL PARTNERS

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