

The Columbus Team Presents:



7801 Holderman St. Lewis Center, OH 43035

Welcome to this spacious Bob Webb built home located in the Villages of Oak Creek. Featuring four bedrooms, two full baths & one-half bath, formal living room & dining room, first-floor den/office, first-floor family room with fireplace, four-season room, first-floor laundry, owner's suite, patio & backyard backing up to community green space. This freshly painted home features updated flooring and excellent living space in a welcoming community. Conveniently located near Lewis Center/Polaris Parkway amenities including shopping, restaurants & entertainment. Minutes away from Polaris Fashion Place, High Banks Metro Park & Alum Creek State Park!

LET'S CHAT!



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Features

- Two-Story Bob Webb Built Home with Brick & Vinyl Exterior
- Located in Villages of Oak Creek
- Two-Car Attached Garage - new garage door 2018
- Extra driveway parking pad
- Four Bedrooms
- Two Full Baths & One Half Bath
- New shower/bath in 2nd-floor hall by Bath Fitter with a lifetime warranty - 2021
- Formal Living Room & Dining Room
- First Floor Den/Office
- Kitchen Dining Area
- Walk-in kitchen pantry
- First Floor Family Room with Fireplace
- Freshly painted owner's suite & foyer - 2021
- 3 Bedrooms painted - 2018
- New laminate flooring on main level - 2020
- New carpeting throughout - '20-'21
- First Floor Laundry with washer and dryer to remain
- Four Season Room with vaulted ceiling
- Patio
- Exterior trim painted - 2019
- Access To Community Green Space
- Forced Air Gas Furnace
- Central Air Conditioning
- Year Built - 1996
- Square Feet - 2,670
- Parcel# 318-311-02-020-000
- Taxes - \$7,976/year
- HOA Fees - \$155/yr. - maintenance of common greenspaces, snow removal, host annual garage sale and architectural review board to maintain deed restrictions
- Olentangy Schools - www.olentangy.k12.oh.us
- Disclosures Available in MLS



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

KW CAPITAL PARTNERS

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