

The Columbus Team Presents:



106 Charleston Ave. Columbus OH 43214

Welcome to this unique and versatile ranch-style home offering numerous living options which includes a main living area, and flexible in-law suite/apartment or additional living space for a large family. Minutes away from Worthington and Clintonville amenities including restaurants, shopping, coffee shops, Farmer's Market, Historic Downtown Worthington & Olentangy Bike Trail. Easy access to OSU, major travel roads as well as Downtown Columbus!



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Features

- One-Story Ranch Home with Stucco & Stone Exterior
- Two-Car Attached Garage
- Four Bedrooms
- Three Full Baths
- Wood Burning Fireplace
- Two Separate Living Areas:

Main Living Area

(3) Bedrooms, (2) Full Baths, Open Concept Living Room & Dining Room, Kitchen with Dining Space

In-Law Suite/Apartment

(1) Bedroom, (1) Full Bath, Open Concept Living & Dining Room, Kitchenette & Bonus Room

- Shared First Floor Laundry Room
- Replacement Windows Throughout - 2018
- Luxury Vinyl Plank Flooring - Main Living Area (2021)
- Walls & Trim Painted Throughout Home - 2021
- Whole-house High-Speed Wi-Fi System - 2020
- Main Roof Replaced - 2012
- Deck - 2019
- Koi Pond - New Liner (2020)
- Storage Shed
- (2) Hot Water Heaters - Tankless Hot Water Heater in In-Law Suite (2020), Electric Hot Water Heater in Main Living Area (2021)
- 2 Forced Air Gas Furnace - '07 / '13
- 2 Central Air Conditioning
- Year Built - 1957
- Square Feet - 2,773
- Lot Size - 75' x 165'
- Parcel# 010-110189-00
- 2020 Taxes - \$7,371/yr.
- Columbus Schools - www.ccsch.us
- Property Disclosures Available on MLS
- Details and dates on property improvements provided by the homeowner

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



KW CAPITAL PARTNERS

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