

# WELCOME




## 10150 JULIANA CIRCLE

Powell, OH 43065

Welcome to this beautiful, well-kept condominium located in The Hamptons of Wedgewood. Featuring an open concept great room with vaulted ceilings & wall of windows, gas log fireplace, kitchen center island, stainless steel appliances, dining area, first-floor primary suite, first-floor guest bedroom, large loft & patio. Minutes away from Sawmill Parkway amenities including shopping, restaurants & entertainment. Easy access to the Village of Powell, Historic Downtown Dublin, Bridge Park & the Columbus Zoo & Aquarium!



PRESENTED BY

Mary Allen, REALTOR® 

The Columbus Team

614-419-3239

Mary@TheColumbusTeam.com



# 10150 JULIANA CIRCLE

Powell, OH 43065

## FEATURES

- Two-Story End-Unit Condominium with Vinyl & Stone Exterior
- Located in Hamptons at Wedgewood
- Two-Car Attached Garage
- Two Bedrooms
- Two Full Baths
- Hardwood Floors in Foyer & Kitchen
- Open Concept Great Room with Vaulted Ceilings & Wall of Windows
- Gas Log Fireplace
- Dining Area
- Center Island, Stainless Steel Appliances & Solid Surface Countertops in Kitchen
- First-Floor Primary Suite
- First-Floor Guest Bedroom
- First-Floor Laundry
- Large Loft/Den
- Concrete Patio
- Glass Block Windows in Basement
- Stainless Steel Appliances - 2022
- Washer & Dryer Convey with Home
- Roof - 2023
- Sump Pump - 2019
- Hot Water Heater - 2019
- Forced Air Gas Furnace - 2019
- Central Air Conditioning - 2019
- Year Built - 2003
- Square Footage - 2,043
- Parcel # - 319-341-01-009-533
- 2023 Taxes - \$6,924/Year
- HOA Fee - \$410/month. Includes common areas, exterior maintenance, lawn care & snow removal.
- Olentangy Schools - [www.olentangy.K12.oh.us/](http://www.olentangy.K12.oh.us/)
- Disclosure Available on MLS



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

**kw** CAPITAL PARTNERS  
KELLERWILLIAMS. 100 E. Wilson Bridge Rd. Worthington, OH 43085

**THE COLUMBUS TEAM**

THECOLUMBUSTEAM.COM  
614-888-6100

Homes@TheColumbusTeam.com