

**FIELDS DETAIL**



**Picture Count** 25  
**MLS #** 95511  
**Asking Price** \$284,000  
**Class** Residential  
**Type** Single Family  
**County** Trigg  
**Address** 375 Beechwood  
**City** Cadiz  
**State** KY  
**Zip** 42211  
**Status** Active  
**Virtual Tour** Virtual Tour

**Approx Square Footage** 2251-2500  
**# of Bedrooms** 4  
**# Full Baths** 3  
**# Half Baths** 0  
**Garage Capacity** 2  
**Carport Capacity** 0  
**Basement** Yes  
**City Limit** Yes  
**Location** Waterfront  
**Dockage** Private Dock



**GENERAL**

**Client Hit Count** 144  
**VOW Include** Yes  
**VOW Comment** Yes  
**Agent** Glenda Ritchie/Traci Markum Team - Cell: 270-978-8310  
**Coop Broker \$/%** 3.00  
**Listing Date** 1/22/2018  
**Subdivision** Cumberland S  
**Deed Book/Page** 291/455  
**Approx Number of Acres** 0.85  
**Owner/Agent** No  
**Approx Age** 04-10  
**Main Level Sq Ft** 1338  
**Lower Level Sq Ft** 0  
**Basement Unfinished Sq Ft** 879  
**Square Footage Source** PVA  
**Family Room Level** B  
**Kitchen Level** M  
**Bedroom 2 Level** M  
**Bedroom 4 Level** U  
**Utility Level** M  
**Elementary School** Trigg County  
**Sr High School** Trigg County

**Agent Hit Count** 64  
**VOW Address** Yes  
**VOW AVM** Yes  
**Listing Office 1** 1st Realty Group - CELL: 270-562-1201  
**Owners Last Name** MUSE/CESARE  
**Board** Murray/Calloway  
**Lot #** 60 & 61  
**Primary Picture Added** Yes  
**Approx Lot Size** .85 ACRE  
**Restrictions (Y/N)** Y  
**Approximate Year Built** 2009  
**Upper Level Sq Ft** 734  
**Basement Finished Sq Ft** 459  
**Approx Total Sq Ft** 2531  
**Dining Room Level** M  
**Great Room Level** M  
**Master Bed Level** M  
**Bedroom 3 Level** U  
**Den/Study Level** L  
**Update Date** 2/26/2018  
**Middle School** Trigg County  
**Directions** FROM Hwy 68/80 BRIDGE to a left onto Hwy 164, right onto Hwy 1891(Lock E Rd.) , right onto W. Ross School Rd.,left onto Beechwood, CROSSOVER Bayview house on right.

**Foreclosure (Y/N)** No  
**Associated Document Count** 2  
**Sale/Rent** For Sale  
**Variable Rate (Y/N)** N  
**Days On Market** 80  
**Input Date** 1/22/2018 11:36 PM

**Status Date** 2/26/2018  
**Original Price** \$284,000  
**Less Concessions** N  
**Geocode Quality** Exact Match  
**Price Per SQFT** \$112.21  
**Update Date** 2/26/2018 3:57 PM

**FEATURES**

<b>Occupant</b> Owner	<b>Electric Company</b> Pennyrile Rural Elec	<b>Water heater</b> Electric	<b>Floor covering</b> Laminate
<b>Showing instructions</b> Call Listing Agent Call Listing Office Lock Box	<b>Water Company</b> Lake Barkley Water	<b>Attic</b> Finished Permanent Stairs	<b>Wood</b>
<b>Location</b> Water View Year Round Barkley Lake	<b>TV/Cable</b> Satellite Rented	<b>Walls</b> Dry Wall	<b>Fireplace/woodstove</b> Great Room
<b>Access</b> Paved Road	<b>Style</b> 1.5 Story	<b>Doors &amp; windows</b> Thermal Pane Windows Vinyl Frame	<b>Interior features</b> Ceiling Fan(s) Closet Light(s) Tray/Vaulted Ceiling Walk-In Closet Washer/Dryer Hookup Circuit Breakers Ceilings 9+ feet
<b>Land use/topography</b> Rolling	<b>Construction</b> Concrete Frame	<b>Basement</b> Exterior Entrance Partially Finished Walk Out	<b>Exterior features</b> Deck Dock - Covered
<b>Possession</b> Negotiable	<b>Foundation</b> Poured Concrete	<b>Laundry location</b> Utility Room	
<b>Documents on file</b>	<b>Exterior finish</b> Vinyl Siding		
	<b>Roof</b> Dimensional Shingle		

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**FEATURES**

<b>Property Disclosure</b>	<b>Dimensional Shingle</b>	<b>Dining/kitchen</b> Eat-In Kitchen	<b>Patio</b>
<b>Utilities available</b> Garbage - Private	<b>Garage type</b> Built-In/Basement	<b>Appliances</b> Dishwasher	<b>Restrictions</b> Subdivision
<b>Water</b>	<b>Heating</b>		<b>Easements</b>

Public/Municipality  
Sewer  
Septic

Heat Pump  
Cooling  
Central Air

Stove  
Bath features  
Separate Shower  
Walk-In Closet  
Whirlpool

TVA/Corps of Engineers

### REMARKS FOR AGENTS

Remarks For Agents New Covered Dock 2017 and dock has been moved out to Max allowed by Corp Of Engineers.

### REMARKS

Remarks THIS IS THE ONE! Cute and cozy 1.5 story waterfront home on LAKE BARKLEY WITH NEW COVERED DOCK! PRICED TO SELL! \$284,000 Built in 2009, this open concept waterfront home is perfect for the entire family! 4 bedrooms ,3 full baths, ,Wide Plank HARDWOOD FLOORS on main & upper level, lower level has a family room & study with laminate flooring. Open concept with floor to ceiling windows on the lake side. Has both upper level deck and lower level patio overlooking beautiful LAKE BARKLEY. WON'T LAST LONG!

### ADDITIONAL PICTURES



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