

# Welcome!



## 1082 Kendale Rd N

**kw** CAPITAL PARTNERS  
KELLERWILLIAMS.

100 E. Wilson Bridge Rd.  
Worthington, OH 43085  
614-888-6100

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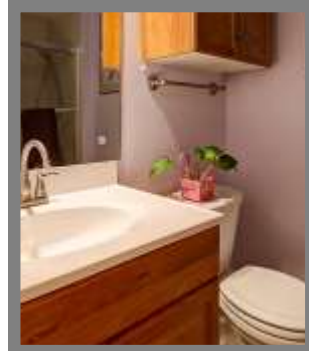


1082 Kendale Rd N



## DETAILS

- One Story Ranch Style Home with Brick & Vinyl Exterior
- Two Car Attached Garage with built-in storage cabinets
- Three Bedrooms
- Two Full Baths
- Master Suite
- Hardwood Floors
- Stainless Steel Appliances
- Finished Lower Level Recreation Room
- Interior Painted - 2016
- Elfa Closet Organizers
- Screened Porch
- Privacy Fenced Yard - 2017
- Paver Patio
- Roof - 2015
- Maintenance -free Fascia & Gutters
- Glass Block Windows
- Forced Air Gas Furnace - 2016
- Central Air - 2016
- Upgraded duct work and thermostat
- Year Built - 1964
- Square Feet - 1,439 (Includes finished lower level)
- Lot Size - 80' x 125'
- Taxes - \$3,939/yr.
- Parcel #010-130706-00
- Columbus Schools - [www.ccsch.us/](http://www.ccsch.us/)
- ABC Home Safe & Gas Line Warranty
- Disclosures available on MLS



Close proximity to shopping, restaurants, Olentangy Bike Trail & Whetstone Park of Roses.  
Easy access to 315, OSU & COTA bus line!



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# ROOM DESCRIPTION

## **Living Room**            **12'1" x 20'4"**

Hardwood floor, painted woodwork, wood burning fireplace with gas starter, raised stone hearth, stone surround, stone mantle, custom plantation blinds (2012), curtains on windows, large storage closet

## **Dining Room**            **8'7" x 9'3"**

Hardwood floor, painted woodwork, chair rail, decorative light fixture (2013), sliding glass doors leading to screened porch & backyard, curtains on sliding glass door, open to kitchen

## **Kitchen**

Ceramic tile floor, wood cabinets, ceramic tile countertop & backsplash, double stainless steel sink with disposal, window above sink, pendant light above sink (2013), Whirlpool stainless steel French door refrigerator, Whirlpool stainless steel dishwasher, Maytag stainless steel wall oven, flat cooktop stove, ceiling fan/light (2013), door leading to garage, door leading to lower level, open to dining room

## **Master Bedroom**        **10'11" x 12'11"**

Carpet over hardwood floor, painted woodwork, closet with sliding doors, custom plantation blinds(2012), curtains on windows

## **Master Bath**

Ceramic tile floor (2012), vanity with granite counter & porcelain sink (2012), stand alone shower with glass sliding doors, hand held shower head, commode, custom blinds on window (2012)

## **Bedroom**                **11'4" x 10'5"**

Carpet over hardwood floor, painted woodwork, closet organizer (2014), custom plantation blinds (2012) curtains on windows

## **Bedroom**                **9'1" x 10'3"**

Hardwood floor, painted woodwork, closet organizer (2012), mini blinds on window

## **Full Bath**

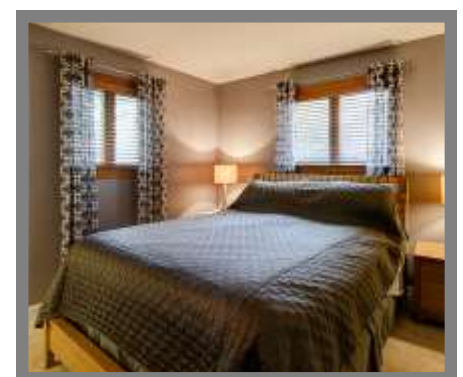
Ceramic tile floor, oak vanity with sink, mirror, wall storage cabinet, porcelain bathtub/shower with ceramic tile surround, hand held shower head, sliding glass doors, commode, recessed light

## **Hall**

Hardwood floor, natural wood built-in linen storage cabinet with drawers, overhead light

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



# ROOM DESCRIPTION

## Lower Level

### **Recreation Room** 11'11" x 16'9"

Carpet floor, glass block windows, recessed lighting, built-in shelves, cove for TV

### **Bar Area** 7'3" x 9'3"

Ceramic tile floor, built-in bar with sink, pendant light, spot lights, access to crawl space

### **Laundry**

Washer/Dryer hook-up, utility sink, glass block windows mechanicals, storage



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## **School Info**

### High School

Centennial High School

### Middle School

Ridgeview Middle School

### Elementary School

Winterset Elementary School



### Private Schools

[www.privateschoolreview.com](http://www.privateschoolreview.com)



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