

# Welcome!



## 3394 Hoover Rd.

SUE LUSK-GLEICH &



THE  
COLUMBUS  
TEAM

**kw** CAPITAL PARTNERS  
KELLERWILLIAMS.

100 E. Wilson Bridge Rd. Worthington, OH 43085

**614-888-6100**

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3394 Hoover Rd.

## FEATURES

- Three Level Split Home with Aluminum & Brick Exterior
- Three Bedrooms
- One Full Bath
- Formal Living Room
- Updated Kitchen with Custom Maple Cabinets & Corian Countertops
- Kitchen Dining Space
- Updated Bathroom
- Finished Lower Level Family Room
- Paver Patio
- Fenced Yard
- Storage Shed
- Sump Pump
- Forced Air Gas Furnace
- Central Air
- Year Built - 1971
- Square Feet - 1,448
- Lot Size - 67' x 135'
- Parcel #040-004189-00
- Taxes - \$2,336/yr.
- Southwestern Schools - [www.swcsd.us/](http://www.swcsd.us/)
- ABC Premier Home Warranty



Minutes from historic Grove City Town Center featuring restaurants, shops & entertainment. Close proximity to Gardens at Gantz Park & Battelle Darby Creek Metro Park. Easy access to major travel roads & downtown Columbus!

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

**TheColumbusTeam.com**  
**Facebook.com/TheColumbusTeam**  
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**614-888-6100**



## ROOM DESCRIPTION

3394 Hoover Rd.

### **Living Room**      **13'5" x 13'5"**

Laminate floor, painted woodwork, coat closet, bamboo shade on window, decorative light fixture

### **Kitchen**

Laminate floor (2018), custom made maple cabinets, Corian countertop, Corian continuous sink with disposal, Kenmore gas range, Whirlpool microwave, Samsung French door refrigerator with dispenser, Bosch dishwasher, dining space, ceiling fan/light, plantation blinds on window, door leading to patio & backyard

### **Upper Level**

### **Master Bedroom**      **12'9" x 11'7"**

Hardwood floor, painted woodwork, closet, bamboo roman shade on window

### **Bedroom #2**      **10'4" x 12'7"**

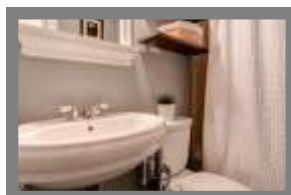
Hardwood floor, painted woodwork, closet, plantation blind on window

### **Bedroom #3**      **9'2" x 10'**

Laminate floor (2018), painted woodwork, closet, plantation blind on window

### **Full Bath**

Bamboo floor, porcelain sink with chrome & glass vanity, decorative mirror, light fixture above vanity,



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# ROOM DESCRIPTION

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## Lower Level

### **Family Room      11'2" x 24'11"**

Carpet floor (2017), natural woodwork, crown molding, plantation blinds on windows

### **Laundry/Storage Room**

Washer/Dryer hook-up, mechanicals, storage



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