

The Columbus Team Presents:



2043 N. Edgemont Rd. Columbus, OH 43212

Location! Location Location! This unique Upper Arlington home is located on a corner lot with views of Northwest Blvd. for the quintessential 4th of July Parade! Featuring newly refinished hardwood floors, open floorplan, sunroom overlooking Northwest Blvd., fenced yard & patio. Conveniently located near the Upper Arlington Historic District, Devon Pool, Miller Park & Miller Park branch of UA Library. Minutes away from shopping, restaurants & entertainment in the Lane Ave. & Grandview Heights area. Easy access to OSU & major travel roads!



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THECOLUMBUSTEAM

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Features

- Five Level Split Home with Brick Exterior
- Located on a Corner Lot with Views of Northwest Boulevard Parade Route
- One Car Attached Garage
- Three Bedrooms
- One Full Bath & One Half Bath
- Refinished Hardwood Floors
- Fireplace
- Sunroom
- Replacement Windows
- Roof
- Fenced Yard
- Patio
- Forced Air Gas Furnace
- Central Air Conditioning
- Year Built - 1953
- Square Feet - 2,096
- Lot Size - 99' x 100'
- Parcel# 070-002799-00
- Taxes - \$9,339/yr.
- Arlington Schools - www.uaschools.org
- Property Disclosures Available on MLS



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

Room Dimensions

- Living Room 15'6" x 19'9"
- Dining Room 10' x 11'5"
- Sunroom 10'8" x 14'5"
- Bedroom #1 11'3" x 12'6"
- Bedroom #2 10'5" x 11'3"
- Upper Level Bedroom 13'7" x 20'



KW CAPITAL PARTNERS
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