



The Priscilla Morris Team

Pam Powell Adams 599-2239

Priscilla Morris 320-3586

ADDRESS 440 Quailwood Drive	LOCATION Blacksburg	ROOMS 14	BEDROOMS 4	BATHS 4F 2H	PRICE 895,000
Legal Description lot 81B Phase IV-A DB 0877 PG 0677		SUBDIVISION Deercroft		TAX MAP 055-7-81B	
DIRECTIONS: From Luster's Gate, take Deercroft Drive, top hill, left on Falcon Ridge, right on Quailwood, go to end of cul-de-sac		LOT SIZE: 2.718	ROOM SIZE		
LISTING OFFICE Long & Foster		BASEMENT: Finished	LIVING ROOM	19.5 X 24.5	M
LISTING AGENT P. Morris		TYPE OF HEAT: heat pump	DINING	14 x 16	M
LISTING AGENT OFFICE NO. (540)552-1010		MONTH COST:	KITCHEN	16 x 25	M
LISTING AGENT CELL NO. (540)320-3586		AIR CONDITION: heat pump	FAMILY ROOM	21 X 49	L
SHOWING INST. call & go		DECK Yes	MST B/R	16 X 28	M
LOCK BOX yes		ELEC. SVC. 200 Amp	2ND B/R	14 x 16	U
TYPE PROPERTY Residential		WATER HTR. Electric	3RD B/R	13 X 14	U
CONSTRUCTION Brick		FLOORS: hdwd,marble,til	4TH/BR	16 X 19	L
STYLE Two Story		WALLS: plaster	OFFICE	13.8 X 14	M
YEAR BUILT 1997		ROOF: arch shingles	APPX. FIN. SF	6,038	
ANNUAL TAX/YR. 5,221		GARAGE TRIPLE	APPX. MAIN SF	2,181	
H.O. DUES \$100 annually		DRIVEWAY: PAVED	APPX. UPPER SF	1,676	
POSSESSION at closing		OTHER:	APPX. BST SF FIN	2181	
ELEM. SCHOOL Margaret Beeks		GAS AVAIL. propane	APPX. BST UNF	447	
MIDDLE SCHOOL Blacksburg		WATER: well	FIREPLACE	4	
HIGH SCHOOL Blacksburg		SEWER: septic	FLUE	YES-	
REMARKS: FOYER 12.5 X 16 M MASTER BATH 12.5 X 16 M SUN PORCH 12 X 15.5 M FAMILY ROOM 11.5 X 15.5 U WEIGHT ROOM 12.5 X 34.5 L		STORM WIND. NO	MICROWAVE	YES-	
		STORM DOORS NO	DISHWASHER	YES-	
		INSUL GLASS YES	DISPOSAL	YES-	
		WIND. TMTS. YES	OVEN/RANGE	YES-	
		SCREENS: YES	REFRIGERATOR	YES-	
		FENCED YARD NO	WASHER		
		STORM SEWER NO	DRYER		
		CABLE HOOKUP YES	W/D HOOKUP	YES-	
		PAVED STREET YES	SMOKE ALARMS	YES-	
OWNERS: Aaron J. & Laura Prussin Home #		WORK #			

THIS INFORMATION, THOUGH BELIEVED ACCURATE, IS NOT GUARANTEED

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