



## BUY HOME FROM OWNER



**New!**

**\$354,500**



### Address

3810 Three Doves Cove, Bartlett, Tennessee, 38133

### ABOUT HOME

Room sizes and custom features listed below:

Foyer: 11'9" X 13'7" with winding staircase and coat closet with ceiling reaching over 22' tall and has a tile floor.

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Office: 12' X 14' with vaulted ceiling, ceiling fan and plant ledge.

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Dining Room: 13' X 16' with 9' ceiling and custom wallpaper.

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Bonus/Exercise Room: 12'5" X 13' with ceiling fan and plant ledge (Upstairs over Dining Room)

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Great Room: 21' X 23' " Oversized room with corner wood mold brick fireplace from floor to ceiling, ceiling fan, recessed lights, plant ledge and 11' ceiling.

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Kitchen: 14'10" X 17' which offers a center island 7' long with cabinet space below and seats 4 full size counter stools. It has fluorescent lighting with recessed lights & tile floor. It features custom Oak cabinets, a Kenmore "Ultra Wash III" dishwasher & a 40" Kenmore Self Cleaning oven with center Griddle on top with additional side oven & storage bin on bottom.

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Breakfast area: 9'5" X 11' with ceiling fan and 2 plant ledges

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with 9'™ ceiling and separate pantry.

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Laundry Room: 5'™ X 9'™ with tile floor and cabinets above washer and dryer which is located off the breakfast area.

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½ Bath (off Kitchen area): 6'™ X 6'™ with tile floor and custom wallpaper.

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Master Bedroom: 15'™ X 19'™ with ceiling fan and recessed lighting, plant ledge and 9'™ ceiling.

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Master Bath: 10'™ X 12'™ with separate vanities, linen closet, 2 Plant ledges, large corner Jacuzzi tub with separate full marble shower and separate toilet area.

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Master Closet: 7'™ X 12'™ with upper and lower shelves with sweater racks in middle which is located off Master Bathroom.

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Bedroom #2: 12'™ X 13'™ with ceiling fan, 9'™ ceiling and a 4'™ X 7'™ walk-in closet.

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Bedroom #3: 11'™ X 15'™ with ceiling fan, 9'™ ceiling and a 4'™ X 7'™ walk-in closet.

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Full Bath #2: 5'™ X 8'™ off hall between Bedroom 2 & 3 and has custom wall paper.

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Garage: Oversized at 23'™ X 24'™ with an 18'™ X 7'™ garage door; The garage also has an open storage area 6'™ X 6'™ and a lockable storage area 4'™ X 6'™ which are not included in the regular garage area.

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Additional feature about house:

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Roof has 25 year dimensional shingles

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Wood Mold Bricks

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1 X 8 Decking used on roof

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Covered Back Patio 8'™ X 20'™

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Open Patio 12'™ X 25'™ w/extra large deck overlooking 33'™ pool.

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2 40 gallon Water Tanks

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Electric Attic Fans

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<BR>  
Double-Pane tilt window (Easy to clean inside and outside)  
<BR>  
Custom Brick flower beds in front of house and around island  
flower bed in driveway  
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Satellite cable ran throughout entire house.  
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Phone lines ran throughout entire house, with 3 separate phone  
number lines ran into office.  
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Trackless stain-master carpet  
<BR>  
Plant ledges throughout entire house: Breakfast area, Great Room,  
Office, Master Bedroom, Master Bathroom, Exercise/Bonus Room  
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Extra wide trim, custom paint and wall paper accent entire home  
<BR>  
Foyer has winding staircase that leads to Exercise/Bonus Room.  
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The upstairs hall leads to attic where you will find 1500 ~ 1800  
sq. ft. expandable with upstairs plumbing already stubbed in for  
future bath.  
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Above and beyond the regular insulation we had the entire house on  
the outside sprayed with the foam ~polyurethane? spray insulation  
to double protect during hot and cold months ~ and we can tell a  
difference.  
<BR>  
There is a Storage Building located at the back of the property  
which is 16~ X 20~™ with a loft.  
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Gutters surround entire outside of home.  
<p>  
On this 3-acre lot you will enjoy the comforts and quiet of the country but the life of city right next door. Our home is in  
Bartlett Reserve & we only pay county property tax. We have Bartlett Water, but are on a septic water system.  
<P>  
Utility Bill averaged over full 12 months: \$ 175.00 (Spring and Fall months will range as low as \$ 125.00-150.00 because of  
trees)  
Water Bill averaged over full 12 months: \$ 20.31 (8 months out of the year around \$ 12.00-15.00)

## PROPERTY DETAILS

Sq. Footage: 3206  
# of Floors: 2  
# of Bedrooms: 3  
# of Bathrooms: 2  
Year Built: 1996

If you like this house, call its owner by telephone  
(901)377-8443 or leave him message.  
With him you may on all agree.  
Without go-betweens. Without comission.

## Contact Information

Contact: David Hollis  
Phone: (901)377-8443  
Phone: (901)377-8443

Email:

All information is deemed reliable but is not guaranteed and should be independently  
verified.

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[fsbo house](#), or [fsbo land](#). What does fsbo mean? FSBO stands for For Sale By Owner. This  
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