

Video: Virtual Tour #1

Stunning brand new town home built in 2024! Step into a spacious inviting living space that showcases excellent craftsmanship and modern elegance. Enjoy the serene wetlands right at your back door, providing a picturesque and peaceful setting for sunset strolls. Located in a vibrant new community you'll enjoy a perfect blend of suburban convenience, style and functionality.

Client Full Residential 7/9/2024 11:53AM

\$281,000 2 bd | 1/1 ba | 1330 sqft

Status: Active List Date: 7/2/2024

DOM: 7 Acres: 0.05 MLS#: 24519912

Year Built: 2024 / NEW

793 ST CHARLES ST Eugene, OR 97402
Unit #: Condo Loc:
XST/Dir: Royal Avenue to St. Charles Street

Property Details:

Property Type: Planned Area: 246
Community Zoning:

Style: 2 Story, Townhouse Seller Disclosure: Disclosure

County: Lane Waterfront:
Nhood/Bldg: Lot Desc: Level

CC&Rs: Yes Lot Size: 0 to 2,999 SqFt

Legal: TBD by Escrow **Lot Dimensions:**

Warranty: BUILDER

55+ w/Affidavit Y/N: No Body Water:
Open House: Tax ID: 1912955
Supplements:

Supplements: 2 Opportunity Zone:

Short Term Rental Allowed:

Floor #:

View:

Upcoming Open House:

Lot/Land Lease/Rent Payment: /

Lot/Land Lease: No

Schools:

Levels: 2

Roof: Shingle

Basement:

Elementary: Prairie Mtn Middle: Prairie Mtn High: Willamette

Parking: Driveway, Off Street

Residence Information:

Upper SQFT: 610SQFT Source: SellerMain SQFT: 720Total Up/Main: 1330Lower SQFT: 0Fireplaces:

Additional SQFT: Garage: 0/,,

Unreinforced Masonry Building: Foundation: Stem Wall Road Surface: Paved

Green Certification: Energy Efficiency: Exterior: Lap Siding RV Description:

Approximate Room Sizes and Descriptions:

Living: L Vinyl Floor
Kitchen: L Vinyl Floor

Dining: L Vinyl Floor

Primary Bedroom: U Wall to Wall Carpet

2nd Bedroom: U Wall to Wall Carpet

Baths - Full/Part Upper Level: 1/0 Main Level: 0/1 Lower Level: 0/0 Total Baths: 1/1

Features and Utilities:

Kitchen: Built-in Range, Built-in Refrigerator, Built-in Dishwasher, Range Hood, Stainless Steel Appliance(s)

Interior: Vinyl Floor

Exterior: Covered Patio, Porch

Accessibility: Security: Internet: Windows:

Cool:Heat: Wall HeaterFuel: ElectricityWater: Public WaterSewer: Public SewerHot Water:

Financial:

Property Tax/Yr: \$402.33 / 2023 Rent, If Rented: Short Sale: No Bank Owned/Real Estate

HOA: Yes Dues: \$97 / Monthly BAC: % 2.5 Owned: No

Other Dues:

Association Amenities: Commons, Exterior Maintenance

Terms Considered: Cash, Conventional, FHA, USDA Loan, VA Loan

Assumable Interest Rate:

Assumable Remaining Months Ending:

Comparable Information:

Original Price: \$275,000

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SQUARE FOOTAGE IS APPROXIMATE & MAY INCLUDE BOTH FINISHED & UNFINISHED AREAS - CONSULT BROKER FOR INFO.

SCHOOL AVAILABILITY SUBJECT TO CHANGE.

ML#: 24519912 Address: 793 ST CHARLES ST Eugene 97402 7/9/2024 11:53:36 AM

New Construction Supplement:

Permit Number: 21-08997-01 Builders Required Addendums: No Construction Contractors Board

Builders Warranty: Yes Certificate of Occupancy Obtained: No (CCB) Type: RES

Early Release of Earnest Money: No Occupancy Certificate Date: Oregon CCB Notices Attached: No

Early Issue Title Insurance - Paid By: SELLER Desc:

Public:

Townhouse / Planned Community Supplement:

Parking Space #/ID: Parking space Owned?:

Public:

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