

116 Austell Dr. Columbia, TN



**Spacious 3687 Sq.
Ft.—4 BRs—3-1/2 BAs—
\$234,900**

- Luxurious \$40,000 Renovated Master & En Suite
- BR's 2 & 3 w/Jack & Jill Bath
- Downstairs 2 Room Suite w/Bath
- Family Room
- Work Shop/Man Cave
- Exercise/Dance Room
- Lighted Driveway w/Dusk Sensors

Fantastic Outdoor Entertaining

- Gorgeous 2-Tier Deck w/Solar lighted Vinyl Railing
- Gazebo with new Awning Cover
- Deck Boards replaced and finished w/Restore
- Patio w/Screened Entertainment Area & Hot Tub
- Fenced Backyard w/Fire Pit
- Raised Garden Beds
- Swim Spa, Storage Bldg. & Greenhouse Not Included



FOR SALE
**SPRING HILL
REALTY**
931-486-3222

TRICIA ALLEY, Realtor
931-698-7722
triciaalley@realtracs.com

Beautiful Entry Foyer and Living Room

- Custom Front Door
- 2 Coat/Storage Closets
- Vaulted Ceiling w/2 ceiling fans
- Bamboo floors
- Gas Fireplace with Elegant Custom Tile Surround and Mantel
- Wainscot Wall Panels
- Wired for Surround Sound



Kitchen with Breakfast Bar

- Gorgeous Italian Tile Backsplash
- Tile Flooring
- Large Pantry
- Stainless Samsung Oven w/Warming Tray, Dishwasher, Microwave and Wine Cooler (all 4 mos. old)
- Island (also wired for stovetop)



Dining Room

- Custom Painted Ceiling Mural
- Tile Flooring
- Chair Rail



- Convenient ½ BA w/granite counter

Side Entrance Mud Room

- Custom Built Shoe Cubby
- Huge Storage Area



Laundry Room

- Abundance of Custom Cabinetry with Built-In Desk
- Utility Sink
- Washer, Dryer and Pedestals Remain





Amazing Master with Luxurious En Suite \$40,000 Custom Remodel

Master Bedroom:

- Vaulted Ceiling
- Bamboo Flooring
- His & Hers Walk-In Closets
- Wired In Front for Surround Sound and TV
- Large 3-Section Window

Luxurious En Suite:

- 10 ft. Ceiling with Architectural Columns that Frame a Spa Tub
- Mood Lighting
- Granite Wall Accent
- Custom Cabinetry with Granite Tops
- Double Sink
- Bidet Toilette
- Fantastic Tiled Doorless Walk-In Shower
- Custom Tile Flooring



BR's 1 & 2 with Jack and Jill Bath

- BR 2—2
Walk-In
Closets
- BR 3—1
Walk-In
Closet
- Bamboo
Flooring



Jack and Jill Bath

- Amazing Custom
Disney Character
Paintings



Stairway To Lower Level

- LED
Lighted
Stairway to
Family
Room
- Finished
Area Under
Stairway
for Storm
Shelter/
Storage





Impressive Family Room

- Great for Entertainment or Theater
- French Doors Open to Patio
- Architectural Columns
- Tile Flooring



Awesome Man Cave/Work Shop

- Race Deck Flooring
- Room to Work and Play
- Heated, Cooled and Insulated



Exercise Room or Dance Studio



2—Room Suite with Connecting Bath

Extras

- **New Paint Throughout**
- **Alarm System**
- **85 Gal. Water Heater**
- **High Efficiency, Argon Filled Windows - 4 years old**
- **Insulated Garage Doors - 3 years old**
- **Side Door Awning - 5 years old**
- **Extra wide 6" gutters - 6 years old**
- **Deck Refinished with Restore**
- **Floored Attic Space Over Garage**