

# 602 W Buena Vista Avenue Suite 10

North Augusta, SC 29841



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 SHANNON  
ROLLINGS  
*Real Estate*



Whether Shannon Rollings is embarking on a home renovation project, vacationing with her husband or helping her clients achieve their real estate dreams, one thing always remains the same. This motivated individual always starts with a plan. That's because Shannon understands that a plan is the most critical component when it comes to maximizing her time, increasing her efficiency and achieving her goals.

If you're in the market to make a move in the CSRA, don't depend on luck. Turn to a seasoned professional who will craft A Plan For Your Success. Make the most of your real estate opportunities and call Shannon Rollings today.



SC: 803.278.1818 | GA: 706.339.4984



#### ADDITIONAL FEATURES:

- GREAT LOCATION NEAR THE GREENEWAY & RIVERVIEW PARK
- SELLER WILL GET CARPETS CLEANED WITH ACCEPTABLE OFFER
- LOTS OF FRESH INTERIOR PAINT
- UPGRADED END UNIT

# IT'S YOUR MOVE

Together let's make it a good one



welcome **home:**

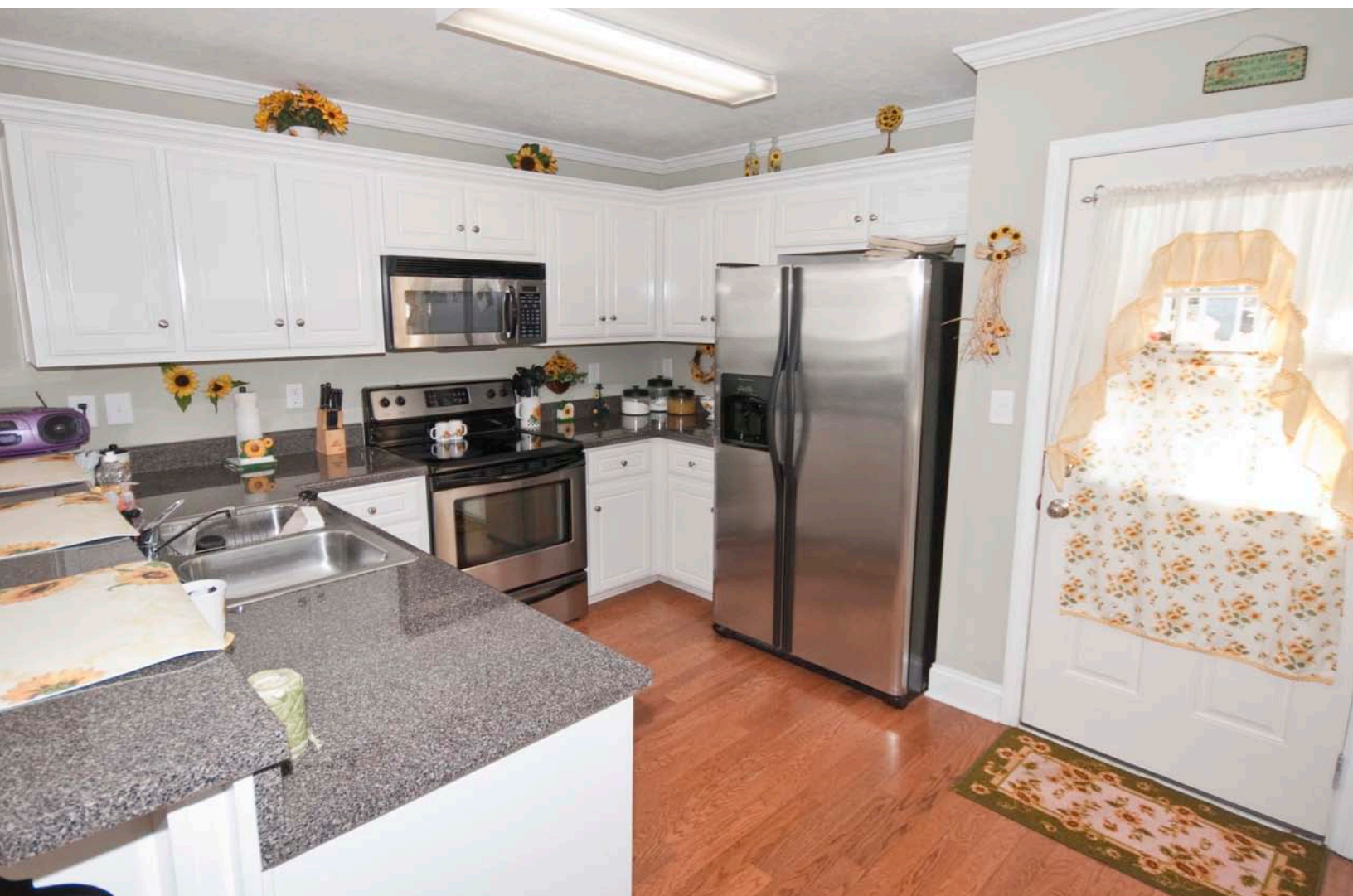
This charming end unit townhome is the perfect place to call home in this great location just down the street from downtown North Augusta & Augusta. Plus there is tons of parking space with two personal spots and lots more community parking in the rear of the home.

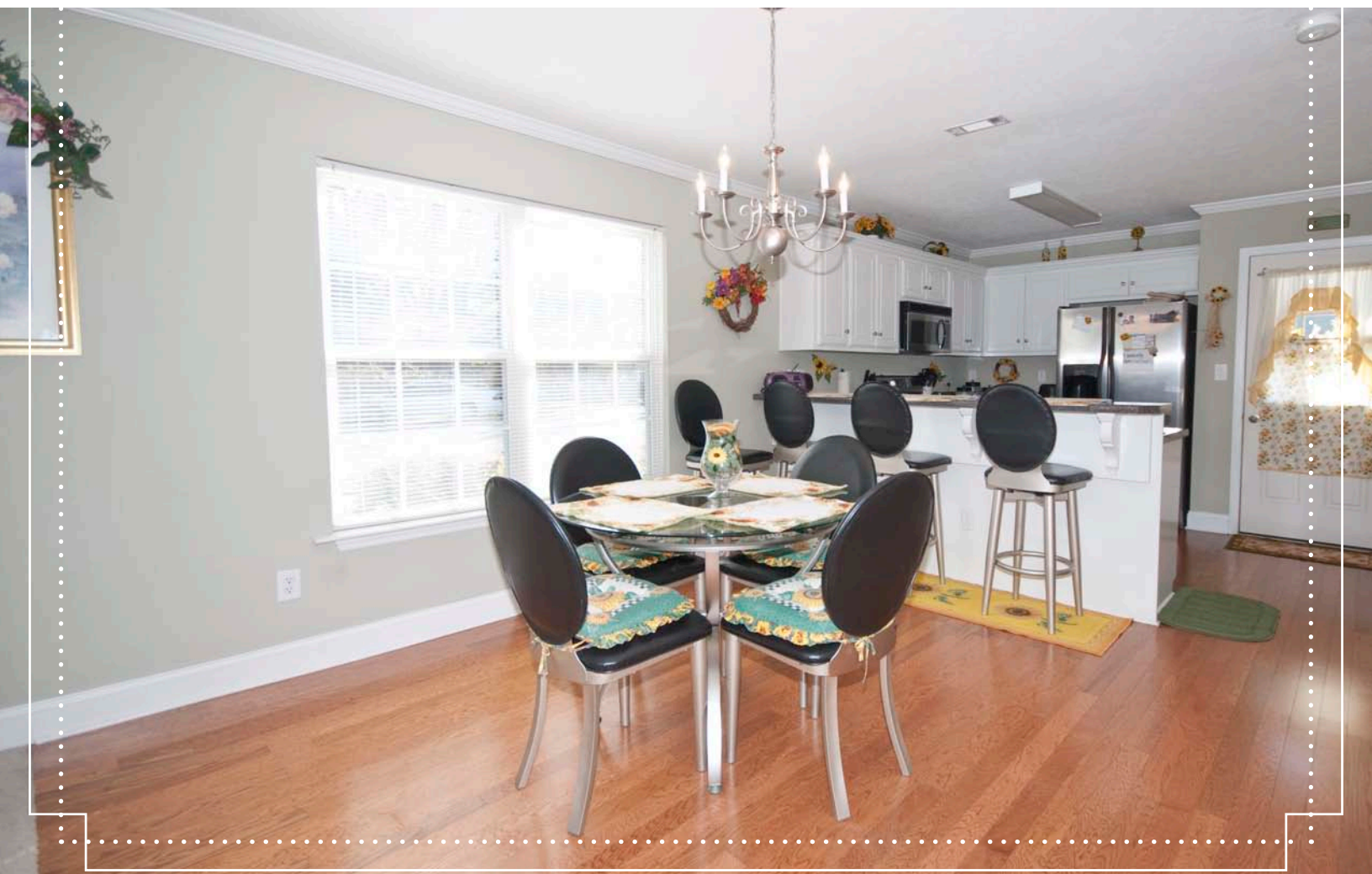


The fabulous kitchen features sleek countertops, beautiful white cabinets, upgraded wood floors and newer stainless steel appliances including a built in microwave, flat top range and dishwasher.

The fantastic breakfast bar is the perfect place for guests to snack on appetizers while the chef is making last minute preparations.

The kitchen and breakfast bar opens up nicely to the dining area and living room making this home perfect for entertaining.

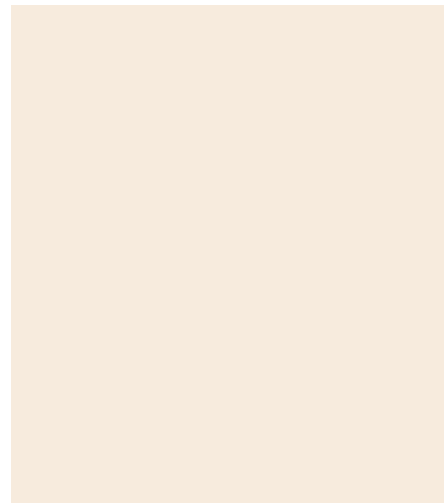
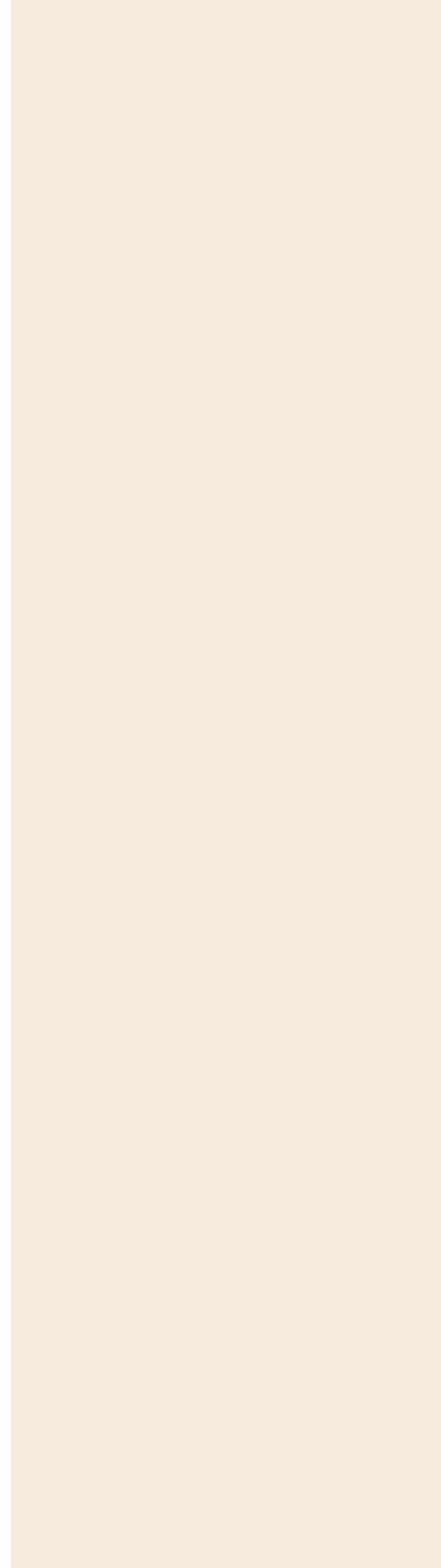






The gorgeous living room welcomes you into the home and features an upgraded ceiling fan and crown molding. The living room opens up beautifully to the dining area with wood flooring, crown molding and a large window letting in abundant natural light.

The spacious owner's suite located on the main level features a ceiling fan, nice sized closet, ceramic tile bathroom and large double sink vanity with tons of storage space.





Not pictured, an additional bedroom on the main level features a nice sized closet and fresh paint. Plus the full bath nearby features a nice vanity and linen closet.

Third bedroom/bonus room would make a great in-law suite and features a sitting area, bedroom area, two closets providing extra storage and a full bathroom with oversized vanity and fresh paint!