



156 BIRCH LANE

Clean and Move-in-Ready Quaint Cottage • Royal Pines



MOSAIC
COMMUNITY LIFESTYLE REALTY

3 Bedrooms, 2 Bathrooms
1,119 SF • 0.34-Acre Lot
MLS #3862242



INFO

156 Birch Lane, Arden, NC 28704
3 Bedrooms, 2 Bathrooms
1,119 Square Feet • 0.34-Acre Lot
MLS #3862242

FEATURES

- Clean and move-in ready quaint cottage in Royal Pines
- 3 bedroom, 2 bath one-level home
- Relaxing, covered front porch
- Second entry leads to convenient mudroom space
- Updated kitchen with new cabinets and stainless appliances
- Separate dining room with French doors to back yard
- Spacious living room has stone fireplace with gas logs
- Full hall bathroom newly renovated
- Comfortable and cozy primary suite
- Two additional bedrooms (one without a closet)
- Hardwood floors throughout home
- Newer insulated windows throughout
- Large front yard with beautiful shade trees
- Mostly fenced back yard offers privacy
- Back yard has firepit, wooden playset, and rustic shed
- Long driveway offers plenty of parking
- One-car garage plus carport



Sweet and Inviting Front Porch

- Heat pump with central A/C
- City water and sewer
- Updates by current owner:
 - » Replaced all laminate flooring with oak hardwood
 - » Installed all-new kitchen cabinets
 - » New dishwasher, washer and dryer
 - » Expanded third bedroom/office
 - » Remodeled hall bathroom
 - » Removed gravel drive from front yard and planted grass
 - » Enhanced landscaping with new plantings and tree management
 - » Installed new gas logs in fireplace
 - » Exterior recently soft-washed



Two Front Accesses from the Covered Porches



Living Room Has Stone Fireplace with Gas Logs



Hardwood Floors throughout Whole Home



Small Details Give This Home Character



Cottage Kitchen Has All-New Cabinets



All Stainless Steel Appliances



Bright Dining Room with French Doors



Mudroom with Exit to Garage

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Comfortable Primary Suite



Ensuite Bathroom



Second Bedroom



Third Bedroom Office with Access to Back Yard



Newly Updated Full Hall Bathroom



New Washer and Dryer in Garage Convey



Carport AND a One-Car Garage



Covered Second Entryway (to Mudroom)

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Back Yard Is Private and Ready to Enjoy



Large, Flat Back Yard Is Mostly Fenced



Firepit with Wooden Bench



Wooden Playset Conveys with House



Beautiful, Mature Landscaping



Rustic Shed (Needs Some Repair)



Mature Trees Surround This Lovely Home



Wonderful, Large Front Yard

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Arden, NC 28704



Welcome to 156 Birch Lane!

Located in the desirable Royal Pines community in Arden off Sweeten Creek Road, you'll love this serene cottage. Situated on a large, flat lot that's mostly fenced, this quaint home is full of updates and is move-in ready. With 3 bedrooms (one without a closet) and 2 full baths, this home lives very comfortably. Key interior features include hardwood floors, stone gas fireplace, newly updated bathroom, new kitchen cabinets, and all stainless appliances, new washer and dryer, and a cozy feeling of home. Exterior features include a covered front porch, one-bay garage and separate carport, large front and back yards, firepit, rustic shed, newer roof, and newly cleaned, low-maintenance vinyl siding. This home is a perfect relaxing oasis after a long day and is ready for its new owner ... come take a look and see if that might be you!



For more information, please contact:

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DIRECTIONS

FROM ASHEVILLE: Take Sweeten Creek Road, heading south. From I-40 exit/area, travel approximately 5 miles and turn RIGHT onto Birch Lane. House will be on your LEFT. GPS will get you there.