

# Garden Hills Gem!

IMMACULATE TWO BEDROOM / TWO BATH WITH MASTER SUITE



This converted three bedroom home is situated on a quiet cul-de-sac midway between Peachtree Street and Piedmont Avenue in the heart of Garden Hills. The home is elevated up from the street with an East / West exposure that allows an abundance of natural light. A large deck (ideal for entertaining) just off of the dining room leads to a spacious, private back yard surrounded by mature hardwoods and established perennials. This large lot offers both green space and privacy. The four sided brick exterior requires a minimum of maintenance.



The entry opens directly in to an open living room, the focal point of which is a large fireplace (gas logs). The dining area can be accessed from both the living room and kitchen. French doors transition you from the dining room to the oversized deck. Pristine oak hardwoods run throughout the residence (except for the tiled bathrooms). The updated kitchen features black appliances (gas stove), Corian counter tops and pine cabinets. There is a laundry closet located in the main hallway with full-sized washer and dryer.



Two bedrooms have been combined to create an oversized master suite (easily converted back to a three bedroom plan). Both the master and second bathroom have been recently updated. There is generous closet space in both of the bedrooms. There is a covered carport with exterior storage room attached. This home is in immaculate move-in condition and has been exceptionally maintained.



The Garden Hills Pool and Park Association offers a low cost membership to residents. You are just minutes from a wide variety of retail and restaurants in the Peachtree and Piedmont corridors as well as Frankie Allen Park.

2498 PARKDALE PLACE OFFERED AT \$359,000

Please contact Julian S. Rather or Averi Magnuson at J. Rather and Associates

865 Juniper Street NE • Atlanta, Georgia 30308

Phone 404.685.9899 • Fax 404.685.8743 • Cell 404.822.6321 • Email [JulianRather@AtlantaIntown.com](mailto:JulianRather@AtlantaIntown.com)

[www.JRather.com](http://www.JRather.com) | [www.AtlantaIntown.com](http://www.AtlantaIntown.com)

