



730 Hillcrest Drive  
Thomson, GA 30824

~~\$99,500~~

**Reduced to \$89,500**

**3 Bedrooms, 2 Baths**  
**1,726 +/- sq. ft.**  
**.34 Acres**

**See the Newly finished (Jan 2016)**  
**Stained hardwood floors and**  
**bedroom carpets**

**MLS# 395106**

**Entry Foyer**

**Living Room** (19' x 14')

**Dining Room** (12' x 11') has ceiling fan.

**Bonus Room could be used for Office** (14' x 8') has paneling, bead board ceiling, carpet and ceiling fan.

**Den** (24' x 14') has 2 ceiling fans, attractive bead board ceiling with white ceiling trim, insulated windows, wall unit for heat and air, brick floor, glass French doors to backyard. All added in 2012.

**Kitchen** ( 12' x 10') has stove, refrigerator, dishwasher and washer and dryer connections; many wood cabinets and Knotty Pine walls.

**Owner's Bedroom** (17' x 12') has paneling and carpet. **Owner's Bath** has shower stall.

**Bedroom #2** (12' x 12') has ceiling fan.

**Bedroom #3** (12' x 11') has ceiling fan.

**Hall Bathroom** has tub shower combination and single vanity.

(The above data, although believed to be accurate, is not guaranteed by the listing company.)



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Living Room



Dining Room



Kitchen



Additional view of Kitchen



Den



Bedroom

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Bedroom



Owner's Bedroom

### Other Special Features:

- Fenced Backyard
- 16' x 12' Frame Storage Building with power
- 16' x 14' Attached Covered Shed for Auto or Boat
- Attic Fan
- Attic with disappearing stairway and light
- Storm windows and double pane
- Insulated Windows with the new Den
- New Roof (2012)



Storage Building

### Legal Description:

Map 0T260107  
 Deed Book 463, Page 273  
 Plat C, page 91 / Taxes: \$806 (2015)

### Directions:

From First Baptist Church go south on Jackson Street (Wrens Road, GA Hwy 17) 1 mile. Turn right on to Hunt Street. At end of Hunt Street turn left on to Hillcrest Drive. Subject is second on the left.



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