

**Customer 1-Page Full Residential-Single Family Freestanding MLS# : 22400854**



**Status:** Active  
**Style:** 2 Story  
**Address:**  
 9128 Farlington Drive, Blacklick, OH 43004  
**Unit/Suite #:**

**List Price:** \$539,900  
**Original List Price:** \$595,000  
**Days On Market:** 286

	BR	FB	HB	LIV	Din	Eat SP	Fam	Den	Great	Util Sp	Rec
Up 2	3	2	0	0	0	0	0	0	0	0	0
Up1	0	0	0	0	0	0	0	0	0	0	0
Entry Lvl	0	0	1	1	0	1	1	0	0	1	0
Down 1	0	0	0	0	0	0	0	0	0	0	0
Down 2	0	0	0	0	0	0	0	0	0	0	0
<b>Totals</b>	<b>3</b>	<b>2</b>	<b>1</b>								

**Location**

**Subdiv/Cmplx/Comm:** School District: GAHANNA JEFFERSON CSD 2506 FRA CO. **Corp Lim:** None **Township:** Jefferson

**Directions:**

**Showing Considerations:**

**Characteristics**

**SqFt Documented:** 2,440 **Doc SqFt Src:** Auditor  
**SqFt ATFLS:** 2,440 **ATFLS Source:** Auditor  
**Parcel #:** 170-004837 **Tax District:** 170  
**County:** Franklin **Comm Dev Chrg:** No

**Acreage:** 0.17  
**Lot Size (Front):**  
**Mult Parcels/Sch Dis:**  
**Assessment:**

**Lot Size (Side):**  
**Year Built:** 2022  
**Built Prior to 1978:** No  
**Tax Abatement:** No  
**Abatement End Date:**  
**Taxes (Yrly):** 2,123 **Tax Year:** 2022

**Addl Acc Conditions:** None Known  
**Complex/Sub Amenities:** Clubhouse; Pool; Sidewalk

**HOA/COA Y/N:** Yes  
**HOA/COA Fee:** 800 **Per:** Year  
**HOA/COA Fee Includes:** Other

**Features**

**Air Conditioning:**  
**Heating:**  
**Bsmt:** Yes **Desc:** Full  
**Foundation:** Poured  
**Exterior:**  
**Rooms:** 2nd Flr Laundry,Eat Space/Kit,Family Rm/Non Bsmt,Living Room,Loft  
**Parking:** 2 Car Garage,Attached Garage,On Street  
**Garage/EnclosdSpaces:** 2  
**Interior Amenities:**

**Accessibility Features Y/N:** No  
**Alternate Uses:**  
**Fireplace:**  
**Lot Characteristics:**  
**Exterior Amenities:**  
**Water Source:** Public Water  
 Source  
**Sewer:** Public Sewer

**Warranty:**  
**New Financing:**  
**New Construction:** Yes  
**Approx Complete Date:**  
 12/31/2024  
**Manufactured Housing Y/N:** No  
**Manufactured Housing:**  
**Leased Items:**  
**Tax:**

**Property Description:** Beautiful, open floor plan home located in quiet setting. In the summer, enjoy the neighborhood pool and playground with club house! The home has big open rooms. There is one half bath off the living room / office / dining room. The kitchen has an island bar and is open to the family room. Upstairs, there is a huge loft, a washer dryer room, 2 full baths, 3 bed rooms and a giant walk in closet in the master bed room. Property has a full basement as well. Home has never been lived in. Be the first owner occupant! Home has MI warranty too! Agent Owner and part of ownership group. Owners are related. Owner to do 1031. Ask for HOA information. Home is in HOA. Please submit highest and best offers. Everything is new! No house sale contingencies considered.

**October 21, 2024**

**Prepared by:** Andrew A Balalovski

**Video and/or audio surveillance may be in use on this property.** Information is deemed to be reliable, but is not guaranteed. © 2024 [MLS](#) and [FBS](#). Prepared by Andrew A Balalovski on Monday, October 21, 2024 11:26 AM. The information on this sheet has been made available by the MLS and may not be the listing of the provider.

Photos for MLS # 22400854 9128 Farlington Drive, Blacklick, OH 43004

\$539,900

1



5



4



3



2



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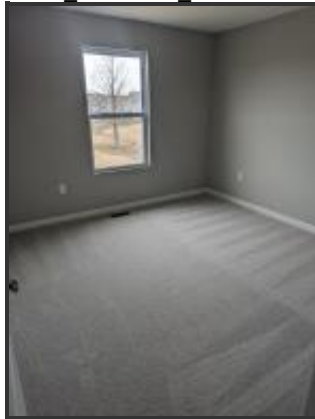


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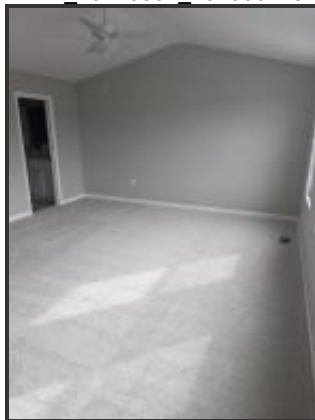
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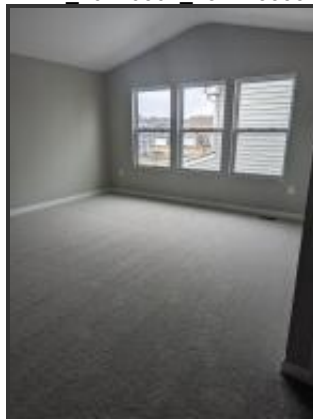
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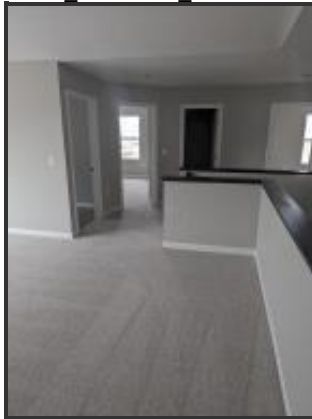
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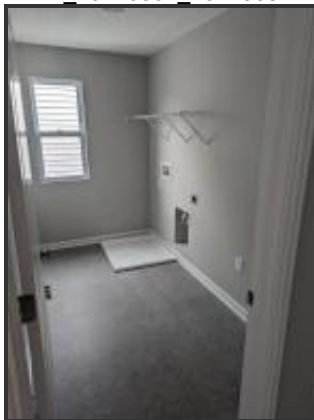
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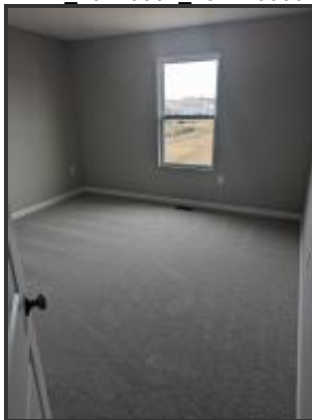
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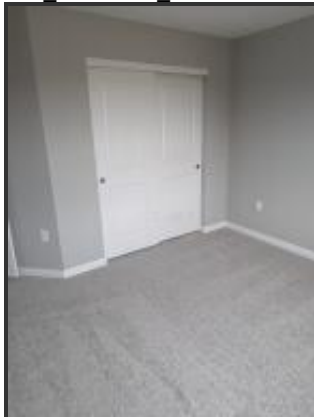
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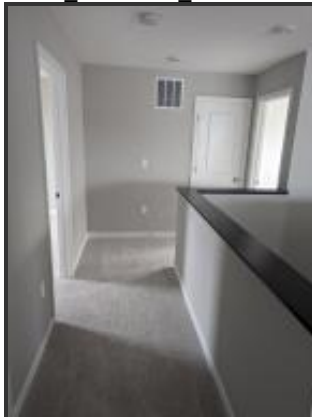
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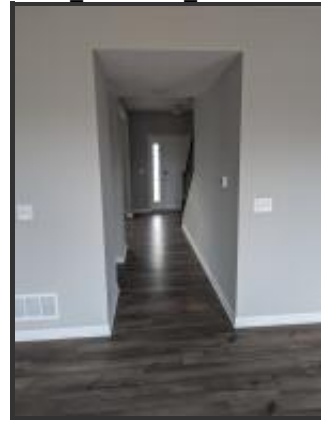
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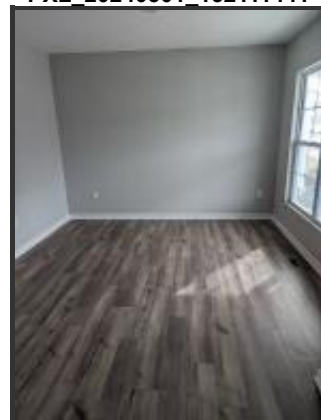
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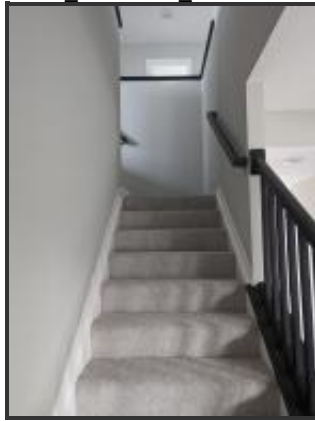


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