

|                             |  |                         |
|-----------------------------|--|-------------------------|
| <b>Customer 1-Page Full</b> | <b>Residential-Single Family Residence</b> | <b>MLS# : 224000854</b> |
|-----------------------------|--|-------------------------|



**Status:** Active  
**Architectural Style:**  
**Levels:** Two  
**Address:**  
 9128 Farlington Drive, Blacklick, OH 43004  
**Unit/Suite #:**

**List Price:** \$539,900  
**Original List Price:** \$595,000  
**Days On Market:** 504

|           | 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   |
| Totals    | 3  | 2  | 1  |     |     |        |     |     |       |         |     |

#### 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 **Acreage:** 0.17 **Lot Size (Side):**  
**SqFt ATFLS:** 2,440 **ATFLS Source:** Auditor **Lot Size (Front):** **Year Built:** 2022  
**Parcel #:** 170-004837 **Tax District:** 170 **Mult Parcels/Sch Dis:** **Built Prior to 1978:** No  
**County:** Franklin **Comm Dev Chrg:** No **Assessment:** **Tax Abatement:** No  
**Abatement End Date:**  
**Taxes (Yrly):** 8,645 **Tax Year:** 2022

**Addl Acc Conditions:** None Known

**Complex/Sub Amenities:** Clubhouse; Pool; Sidewalk

**HOA/COA Y/N:** Yes

**HOA/COA Fee:** 800 **Association Fee Frequency:** Annually

/

**HOA/COA Fee Includes:** Other

#### Features

|  |   |   |
|--|---|---|
| <b>Air Conditioning:</b><br><b>Heating:</b><br><b>Bsmt:</b> Yes <b>Desc:</b> Full<br><b>Foundation:</b> Poured<br><b>Exterior:</b><br><b>Rooms:</b> 2nd Flr Laundry, Eat Space/Kit, Family Rm/Non Bsmt, Living Room, Loft<br><b>Parking:</b> 2 Car Garage, Attached Garage, On Street<br><b>Garage/Enclosd Spaces:</b> 2<br><b>Interior Amenities:</b> | <b>Accessibility Features Y/N:</b><br>No<br><br><b>Alternate Uses:</b><br><b>Fireplace:</b><br><b>Lot Characteristics:</b><br><b>Exterior Amenities:</b><br><b>Water Source:</b> Public<br><b>Sewer:</b> Public Sewer | <b>Warranty:</b><br><b>New Financing:</b><br><b>New Construction:</b> Yes<br><b>Approx Complete Date:</b><br>12/31/2024<br><b>Manufactured Housing Y/N:</b> No<br><b>Manufactured Housing:</b><br><b>Leased Items:</b><br><b>Tax:</b> |
|--|---|---|

**Property Description: (See CR Full 2-Page Report for full text)** 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.

**May 27, 2025**

**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. © 2025 [MLS](#) and [FBS](#).  
 Prepared by Andrew A Balalovski on Tuesday, May 27, 2025 1:12 PM. The information on this sheet has been made available by the MLS and may not be the listing of the provider.

**Photos for MLS # 224000854      9128 Farlington Drive, Blacklick, OH 43004****\$539,900**

1



5



4



3



2



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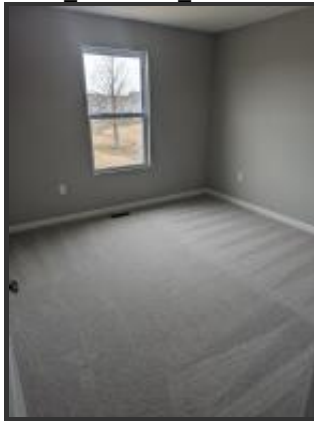


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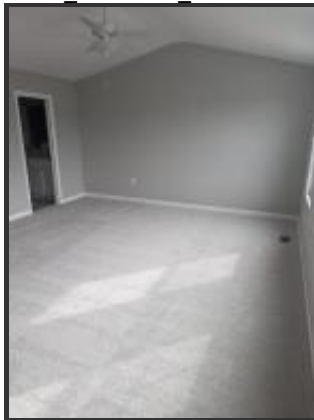
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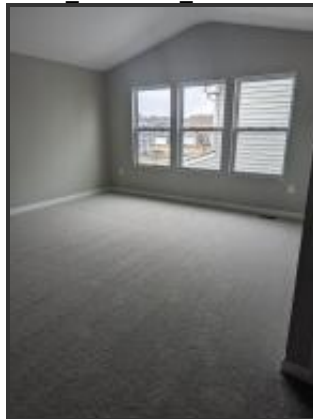
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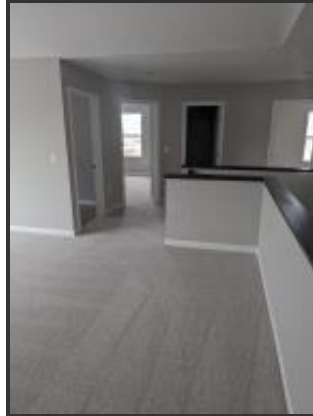
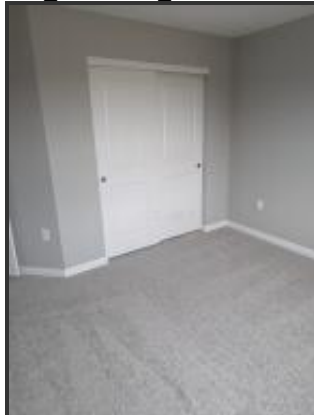
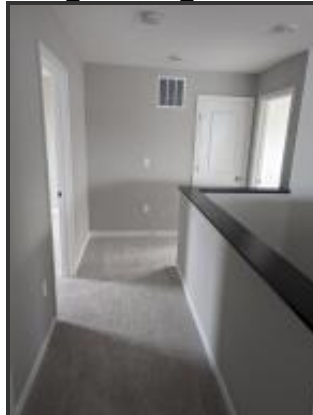


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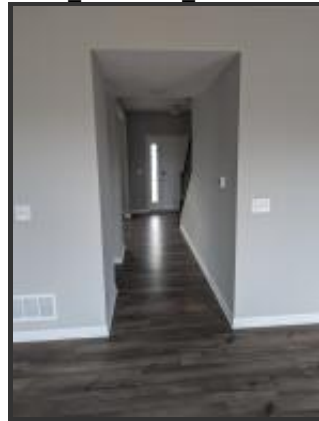
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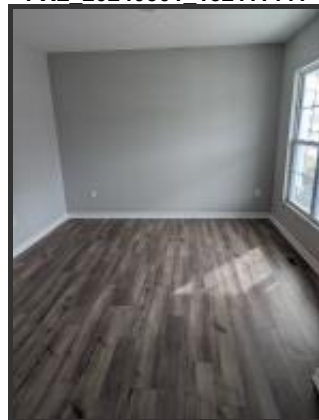
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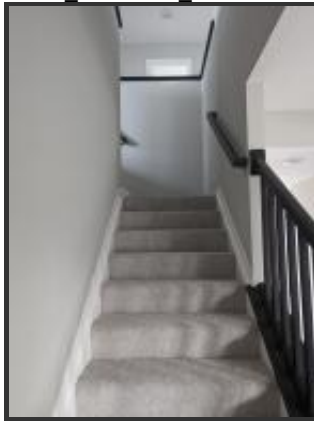


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**\$539,900**

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