

Hamptons

INTERNATIONAL



GEORGIA MLS
REAL ESTATE SERVICES

613 King Arnold St, Hapeville, GA 30354

2 🏠 3 🏠

£310,000

(\$385,000)




Property details



Key features

- **Cooling: Central A/C**

Attributes

-  **Garage**
-  **Near golf course**
-  **Commercial**

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2  3 

Description

Indulge in Uncompromising Luxury at this Chic Mod-Lux Townhouse, in Downtown Hapeville! NO HOA RENTAL RESTRICTIONS, and the home qualifies for ZERO DOWN PAYMENT (flyer included in photos). Located in the vibrant, artsy, walkable/golf cart community, the best thing about this home is its HOT LOCATION. Immerse yourself in the vibrant, artsy vibes of Main Street, just one block away. Hapeville is home to Delta Airlines, Wells Fargo Corporate Offices, and Porsche International Headquarters, and soon to come - Atlanta Postal Credit Union. Flanked by I-75 and I-85, it's just a 7 minute ride share to Hartsfield-Jackson Airport and 12 minutes to downtown Atlanta and multiple movie production studios. Your new townhome is a short walk to the village's eclectic mix of local eateries, coffee shops, the MASSIVE new Chick-fil-A Dwarf House Diner, The Academy Theatre, CrossFit gyms, public library, and green spaces including a skateboard park, basketball and tennis courts, dog park and community splash pad powered by a natural spring that runs under Hapeville! You'll walk out your door and enjoy concerts and movies in the park, drag bingo, comedy and car shows and an array of annual free family-focused community sponsored events. Did we mention Hapeville happens to also be one of the only legal Golf Cart communities ITP? Making it even more of a fun place to live! Come home to your sun-drenched three-year old 2 bed, 2.5 bathroom retreat, with an open concept living area - an entertainer's paradise. Savor the symphony of high-end touches to include: soaring 10 ft ceilings, 8 ft doors, 7ft floating kitchen island, drybar equipped with wine fridge, granite countertops, designer lighting, luxury vinyl floors, custom cabinetry throughout and a three-piece stainless-steel appliance package including a blue tooth powered smart stove with a built-in air fryer. Plus, a spacious 2-car garage with ample storage. Hapeville, or "Atlanta's BEST NEIGHBORHOOD of 2023" is RISING and now is your perfect chance to get in while itCOs flourishing. This quiet and vibrant village has an active Police and Fire Department presence and approximately 6500 residents, with historic population growth forecasted to reach around 9000 by 2026. New commercial and residential construction projects are popping up around every corner. Hapeville has gained a lot of media attention recentlyCoread about it in The AJC, Atlanta Journal-Constitution, ATL Biz Chronicle, ATL Eater, Urbanize ATL. Although you can't put a price tag on the sense of community Hapeville offers, we are competitively priced compared to other nearby listings, with the BEST location Hapeville offers. Enough reading, watching, clicking, and dreaming... come see it for yourself. STOP BUY today!























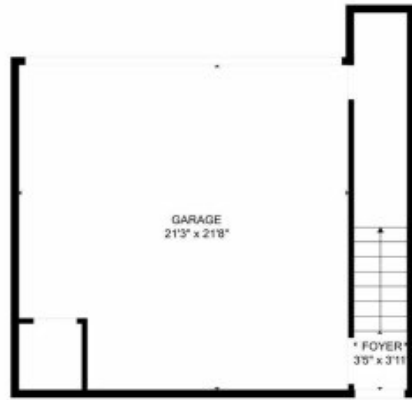




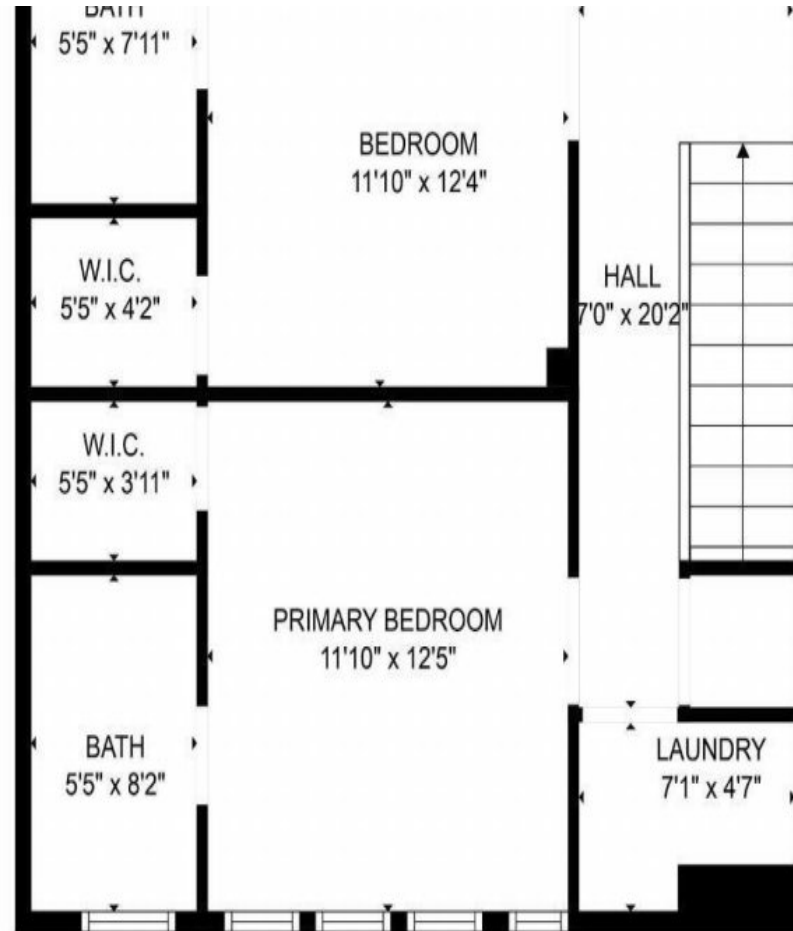








TOTAL: 4479 sq. ft.
BUILT: 2014
EXCLUDED: 400 sq. ft. GARAGE - 400 sq. ft., STAIRS: 11 sq. ft.



Affordable Housing Products

Ready for a new home to call your own? At First Horizon Bank, we want to make that possible with a mortgage that fits your needs. That's the goal of our Affordable Housing Program. We can help you get into a new home with a low down payment and no private mortgage insurance requirement.

Need down payment assistance?

- **The First Responder Grant Program:** If you're an active first responder, medical/healthcare worker or educator, you can qualify for up to \$9,000. This is for homebuyers purchasing a primary residence in a low- to moderate-income census tract and/or whose annual income is 80% or less than the Area Medium Income (AMI).^{1,2}
- **The Homebuyer Grant Program (HGP):** Receive up to \$8,000 in down payment assistance for homebuyers who are either low- to moderate-income and/or purchasing a primary residence in a low- to moderate-income census tract and/or whose annual income is 80% or less than the Area Medium Income (AMI).^{1,2}

We can also help with solutions that make mortgages more affordable.

- **First Horizon *Home Start* Mortgage:** This portfolio mortgage product is designed to assist borrowers purchasing or refinancing a primary residence in a low- to moderate-income census tract.

Key features:

- No mortgage insurance required.
- Up to 100% LTV allowed on purchases.^{1,2,3}
- Rate/term refinance and cash-out refi allowed.⁴
- Either the borrower's income cannot exceed 80% of the AMI for property location, or the subject property must be within a low- to moderate-income census tract.

¹Borrowers must inject a minimum of \$500 into the transaction from their personal funds.

²Borrower cannot have more than \$50,000 in liquid assets (other than retirement accounts) after closing. Census tract info can be found at FFIEC Census and Demographic Data.

³LTV may impact the level of down payment assistance; consult with your mortgage loan officer.

⁴No cash-out refi requires a minimum of 660 credit score and a max LTV of 95%. Cash-out refi requires a minimum of 660 credit score and a max LTV of 90%.



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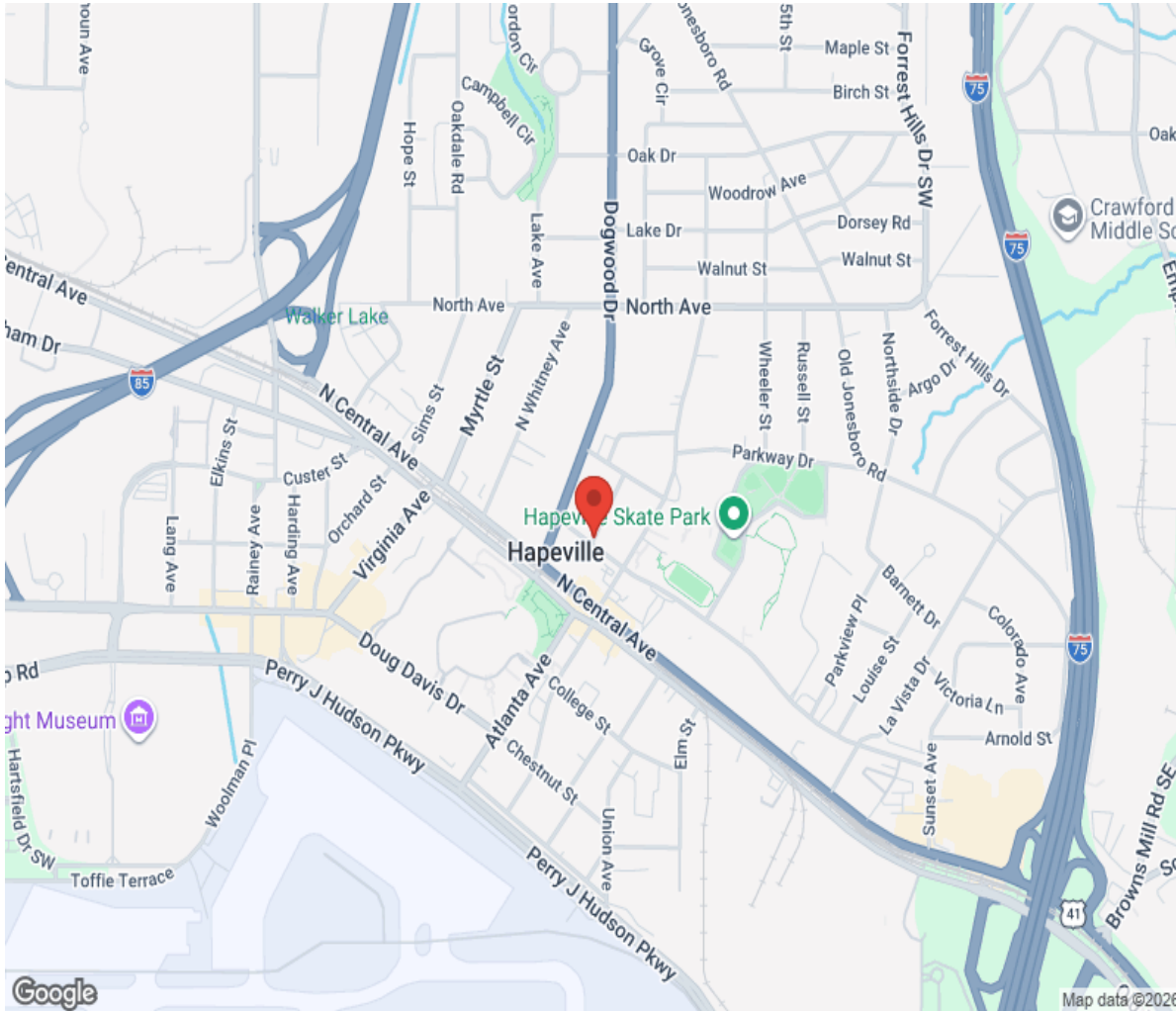








Location



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