

595 Macon Highway Unit 8, Athens, GA 30606

## Best Features

- Prime Location - Located at the highly desirable Five Points Area!
- Fabulous & Renovated, Ready for move in!
- Windsor Place Condominiums
- All Brick exterior
- 3 Bedroom | 2 Baths
  - Master on Main layout with additional 2 bedrooms + full bath on the 2<sup>nd</sup> floor.
- 1,587 sf – very spacious with large rooms and lots of closets!
- Each bedroom is very large. Easily fits a king bed or 2 full size beds.
- Wood Burning Fireplace with stone hearth and fireplace screen.
- Remodeled bathrooms & new kitchen cabinets.
- Newer appliances (stainless) with an electric slide in range.
- Newer LVP throughout the home.
- Fresh neutral paint throughout the home.
- Vaulted ceiling Living Room with wood ceiling
- Lots of natural light
- Private outdoor backyard oasis – great if you have a pet or like to grill out or entertain.
- Refrigerator included in the sale of the home
- Washer & Dryer (full size) included in the sale of the home
- Ceiling fans in all bedrooms
- Pool in complex
- Quiet area of the complex (no through traffic), no noise from nearby connector or roads
- Unassigned parking spots - easy to find a spot in the complex.
- Exterior yard maintenance, dwelling exterior and termite protection is covered by the HOA.
- Elevated HOA cost is due to HOA renovating all unit exteriors – See photos of renovated unit! (Exterior paint, soffits, roof, gutters and more!) Get in now while you can.
- Short Term Rentals Permitted in complex. Great for Vacation Rentals!
- In close proximity and easy access to UGA - Great for Students!
  - City Bus stop location right outside of complex at the Showtime Bowl - Route #9 Macon Highway/Five Points - travels to UGA Campus (Tate Center, Library, Memorial Hall, Arch, +) and Downtown.
- One bedroom is currently leased until 5/31/24 for \$750/mo.
- Occupancy until 5/31/24 is desired.

*Love where you live*