


6702 Cotton Hill Lane, Roanoke, Roanoke County, Virginia, United States, 24018



Property summary

 **1** Garages

 **4** Bedrooms

 **4** Bathrooms

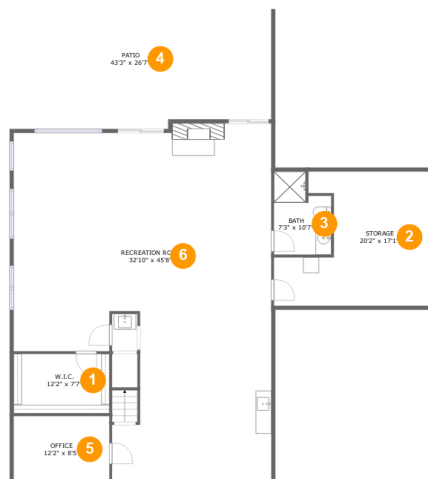
 **1** Half baths

 **3** Floors

 **5,104** Gross living area sqft

 **7,779** Total sqft

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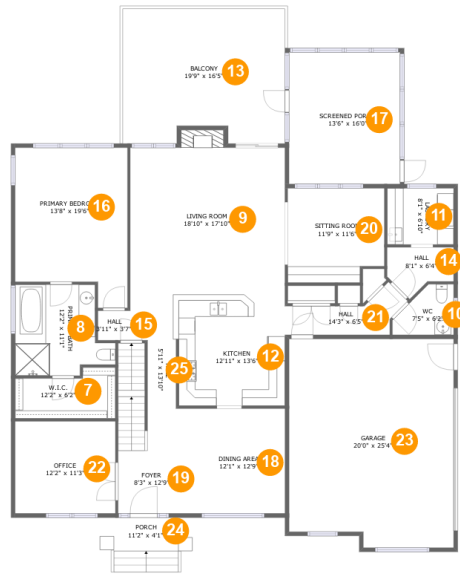
Room dimensions

Floor 1

Total sqft: 2704 Living area: 1637

#		Dimensions	sqft	Counted as living area
1	W.I.C.	12'2" x 7'7"	92 sq. ft	Yes
2	Storage	20'2" x 17'1"	271 sq. ft	No
3	Bath	7'3" x 10'7"	67 sq. ft	Yes
4	Patio	43'3" x 26'7"	769 sq. ft	No
5	Office	12'2" x 8'5"	103 sq. ft	Yes
6	Recreation Room	32'10" x 45'8"	1214 sq. ft	Yes

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Room dimensions

Floor 2

Total sqft: 3050 Living area: 1926

#		Dimensions	sqft	Counted as living area
7	W.I.C.	12'2" x 6'2"	65 sq. ft	Yes
8	Primary Bath	12'2" x 11'1"	112 sq. ft	Yes
9	Living Room	18'10" x 17'10"	348 sq. ft	Yes
10	WC	7'5" x 6'2"	36 sq. ft	Yes
11	Laundry	8'1" x 6'10"	56 sq. ft	Yes
12	Kitchen	12'11" x 13'6"	175 sq. ft	Yes
13	Balcony	19'9" x 16'5"	310 sq. ft	No
14	Hall	8'1" x 6'4"	38 sq. ft	Yes
15	Hall	3'11" x 3'7"	14 sq. ft	Yes
16	Primary Bedroom	13'8" x 19'6"	234 sq. ft	Yes
17	Screened Porch	13'6" x 16'0"	217 sq. ft	No

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#		Dimensions	sqft	Counted as living area
18	Dining Area	12'1" x 12'9"	154 sq. ft	Yes
19	Foyer	8'3" x 12'9"	130 sq. ft	Yes
20	Sitting Room	11'9" x 11'6"	130 sq. ft	Yes
21	Hall	14'3" x 6'5"	54 sq. ft	Yes
22	Office	12'2" x 11'3"	137 sq. ft	Yes
23	Garage	20'0" x 25'4"	491 sq. ft	No
24	Porch	11'2" x 4'1"	45 sq. ft	No
25	Hall	5'11" x 13'10"	62 sq. ft	Yes

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Room dimensions

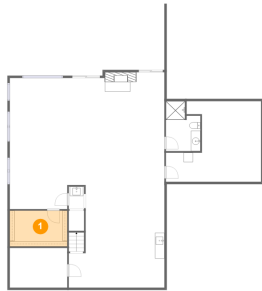
Floor 3

Total sqft: 2025 Living area: 1541

#		Dimensions	sqft	Counted as living area
26	Open To Below	18'10" x 15'8"	302 sq. ft	No
27	Recreation Room	19'2" x 19'5"	282 sq. ft	Yes
28	Bedroom	12'2" x 12'10"	145 sq. ft	Yes
29	Bath	6'4" x 5'9"	32 sq. ft	Yes
30	Bath	13'1" x 5'10"	64 sq. ft	Yes
31	Bath	5'6" x 6'8"	37 sq. ft	Yes
32	Bedroom	13'1" x 15'2"	186 sq. ft	Yes
33	Hall	20'4" x 21'9"	240 sq. ft	Yes
34	Media Room	14'1" x 19'9"	236 sq. ft	Yes
35	Bedroom	12'2" x 12'11"	140 sq. ft	Yes
36	Open To Below	6'11" x 6'4"	44 sq. ft	No

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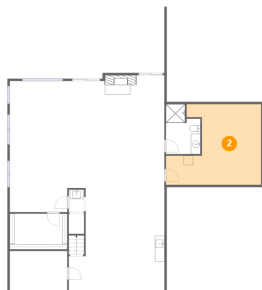
1 Floor 1 - W.I.C.



Dimensions: 12'2" x 7'7"
Area: 92 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

2 Floor 1 - Storage



Dimensions: 20'2" x 17'1"
Area: 271 sq. ft
Counted as living area: No

Heated: No
Finished: No
Enclosed: No
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

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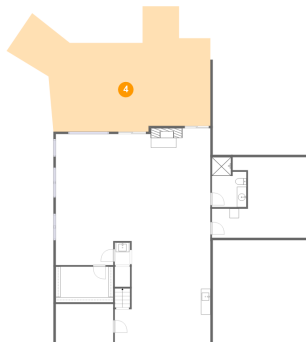
3 Floor 1 - Bath



Dimensions: 7'3" x 10'7"
Area: 67 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: Yes
Addition: No
Conversion: No

4 Floor 1 - Patio



Dimensions: 43'3" x 26'7"
Area: 769 sq. ft
Counted as living area: No

Heated: No
Finished: Yes
Enclosed: No
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

5 Floor 1 - Office

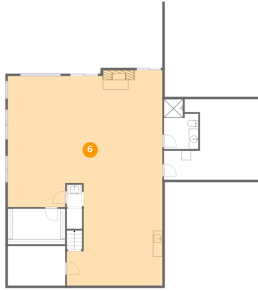


Dimensions: 12'2" x 8'5"
Area: 103 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

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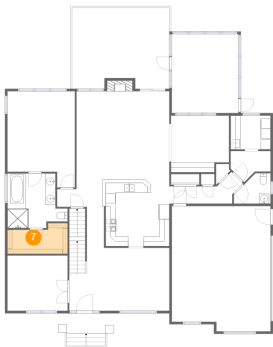
6 Floor 1 - Recreation Room



Dimensions: 32'10" x 45'8"
Area: 1214 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

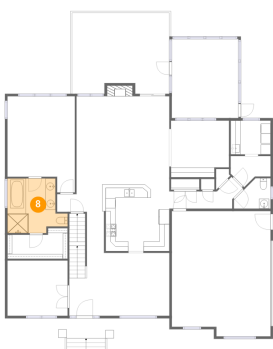
7 Floor 2 - W.I.C.



Dimensions: 12'2" x 6'2"
Area: 65 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

8 Floor 2 - Primary Bath

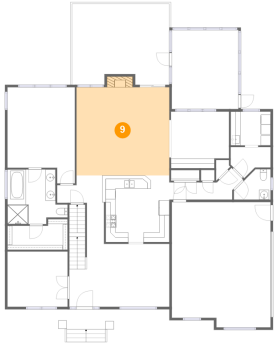


Dimensions: 12'2" x 11'1"
Area: 112 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: Yes
Addition: No
Conversion: No

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9 Floor 2 - Living Room



Dimensions: 18'10" x 17'10"
Area: 348 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

10 Floor 2 - WC



Dimensions: 7'5" x 6'2"
Area: 36 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: Yes
Addition: No
Conversion: No

11 Floor 2 - Laundry

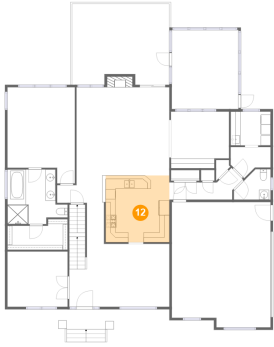


Dimensions: 8'1" x 6'10"
Area: 56 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

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12 Floor 2 - Kitchen



Dimensions: 12'11" x 13'6"
Area: 175 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

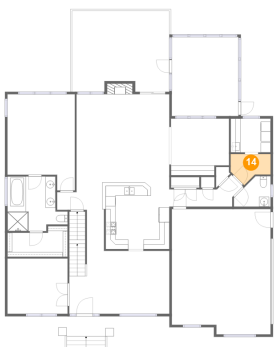
13 Floor 2 - Balcony



Dimensions: 19'9" x 16'5"
Area: 310 sq. ft
Counted as living area: No

Heated: No
Finished: Yes
Enclosed: No
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

14 Floor 2 - Hall



Dimensions: 8'1" x 6'4"
Area: 38 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

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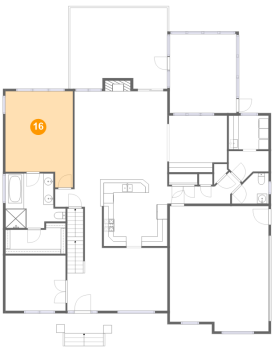
15 Floor 2 - Hall



Dimensions: 3'11" x 3'7"
Area: 14 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

16 Floor 2 - Primary Bedroom



Dimensions: 13'8" x 19'6"
Area: 234 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

17 Floor 2 - Screened Porch

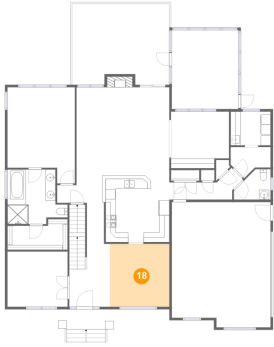


Dimensions: 13'6" x 16'0"
Area: 217 sq. ft
Counted as living area: No

Heated: No
Finished: Yes
Enclosed: No
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

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18 Floor 2 - Dining Area



Dimensions: 12'1" x 12'9"
Area: 154 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

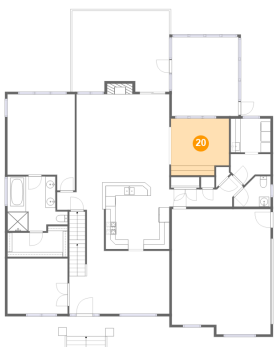
19 Floor 2 - Foyer



Dimensions: 8'3" x 12'9"
Area: 130 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

20 Floor 2 - Sitting Room



Dimensions: 11'9" x 11'6"
Area: 130 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

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21 Floor 2 - Hall



Dimensions: 14'3" x 6'5"
Area: 54 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

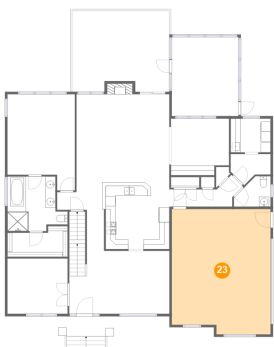
22 Floor 2 - Office



Dimensions: 12'2" x 11'3"
Area: 137 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

23 Floor 2 - Garage



Dimensions: 20'0" x 25'4"
Area: 491 sq. ft
Counted as living area: No

Heated: No
Finished: No
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

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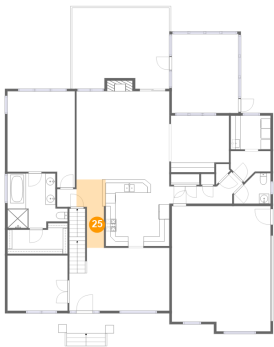
24 Floor 2 - Porch



Dimensions: 11'2" x 4'1"
Area: 45 sq. ft
Counted as living area: No

Heated: No
Finished: Yes
Enclosed: No
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

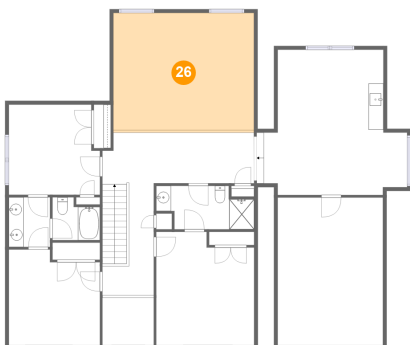
25 Floor 2 - Hall



Dimensions: 5'11" x 13'10"
Area: 62 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

26 Floor 3 - Open To Below

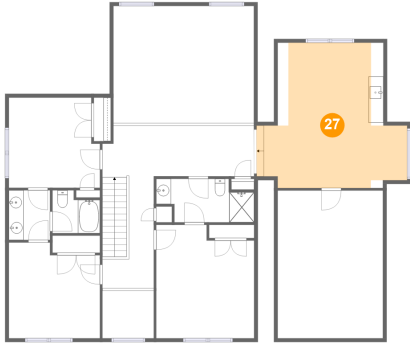


Dimensions: 18'10" x 15'8"
Area: 302 sq. ft
Counted as living area: No

Heated: No
Finished: No
Enclosed: No
Contiguous: Yes
Permitted: No
Wet space: No
Addition: No
Conversion: No

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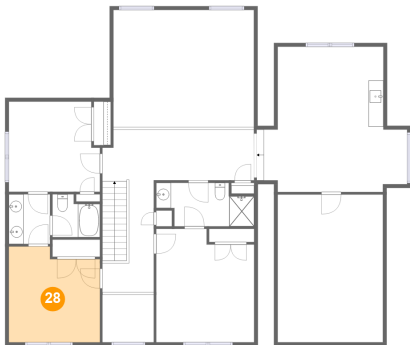
27 Floor 3 - Recreation Room



Dimensions: 19'2" x 19'5"
Area: 282 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

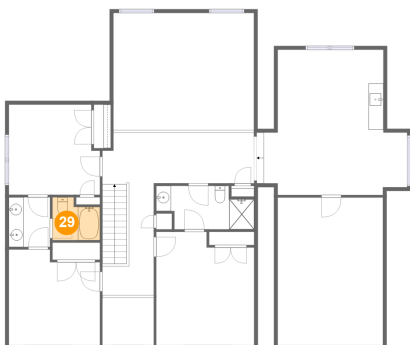
28 Floor 3 - Bedroom



Dimensions: 12'2" x 12'10"
Area: 145 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

29 Floor 3 - Bath



Dimensions: 6'4" x 5'9"
Area: 32 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: Yes
Addition: No
Conversion: No

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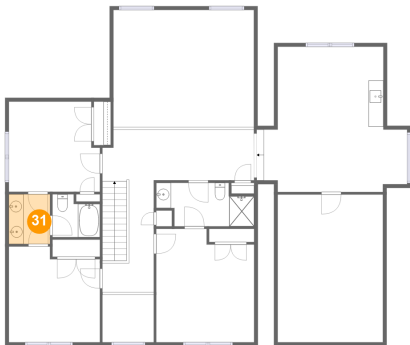
30 Floor 3 - Bath



Dimensions: 13'1" x 5'10"
Area: 64 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: Yes
Addition: No
Conversion: No

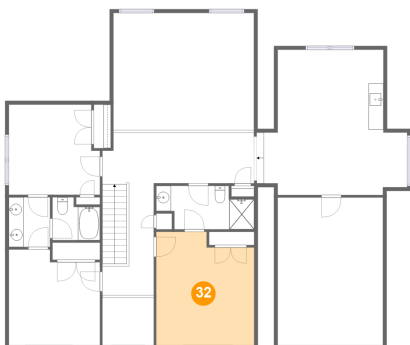
31 Floor 3 - Bath



Dimensions: 5'6" x 6'8"
Area: 37 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: Yes
Addition: No
Conversion: No

32 Floor 3 - Bedroom

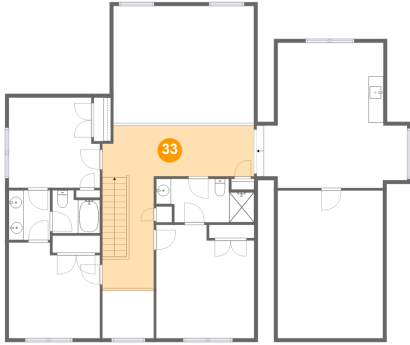


Dimensions: 13'1" x 15'2"
Area: 186 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

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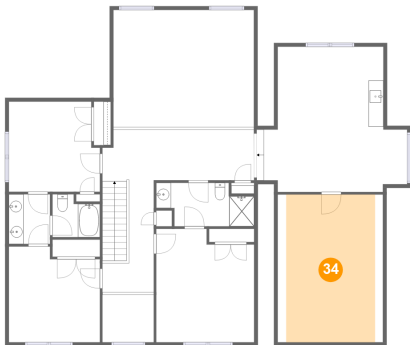
33 Floor 3 - Hall



Dimensions: 20'4" x 21'9"
Area: 240 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

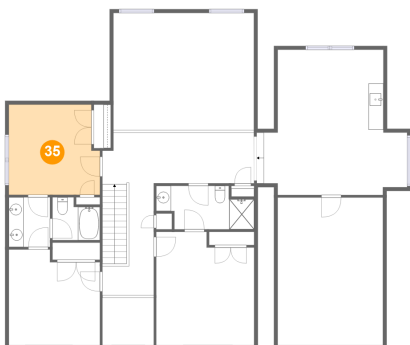
34 Floor 3 - Media Room



Dimensions: 14'1" x 19'9"
Area: 236 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

35 Floor 3 - Bedroom

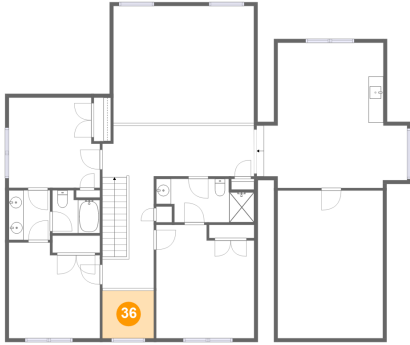


Dimensions: 12'2" x 12'1"
Area: 140 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

**6702 Cotton Hill Lane, Roanoke, Roanoke County,
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36 Floor 3 - Open To Below



Dimensions: 6'11" x 6'4"
Area: 44 sq. ft
Counted as living area: No

Heated: No
Finished: No
Enclosed: No
Contiguous: Yes
Permitted: No
Wet space: No
Addition: No
Conversion: No