

# 706 SUTTER GATE

MORRISVILLE, NC | MLS #: 2259131

**\$240,000** | OFFICE + 2 BEDS | 2.5 BATHROOMS | 1 CAR GARAGE | 1911 SQUARE FEET



View Online: <http://www.viewlisting.info/82445>  
For Instant Photos: Text 143783 To 415-877-1411

Move in Ready, 2 Bedroom + Office with WATER VIEW and 1 car garage. Ideal open floor plan with gas fireplace. Tons of windows and natural light. 2 Large master bedrooms each with its own full bath plus, cathedral ceiling and fabulous walk-in closets. 2 half baths. Fresh paint. Convenient location near RTP, RDU, shopping, restaurants. --HVAC 2014; water heater 2015. Neighborhood Pool.

- LAKEVIEW
- 2 Master Suites
- 1st Floor Office/Workout Room
- Open Floor Plan
- Large Family Room
- Deck overlooking the lake
- Great Location
- Neighborhood Pool



## AGENT INFORMATION

**Tracy & RJ Hoggard**  
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**KW Legacy**  
1483 Beaver Creek Commons  
Apex, NC 27502

## ABOUT TRACY & RJ HOGGARD

*"The Hoggard Group met and exceeded my expectations. I could always get in touch with them via text or email which I loved. Words really can't tell you how much I appreciate that they have followed up with me even after the closing."*

*"They were aggressive with their marketing and also made sure to provide a prof..."*

Disclaimer: All information deemed reliable but not guaranteed.