

Jeffrey Monette
National Realty Centers, Inc
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2321 Arcadia Drive, Canton Twp 48188-2277

MLS#: **20251004387**
P Type: **Condominium**
Status: **Active**

Area: **05071 - Canton Twp**
DOM: **N/14/14**

Short Sale: **No**
Trans Type: **Sale ERTS/FS**

LP: **\$254,900**
OLP: **\$259,900**

Location Information

County: **Wayne**
Township: **Canton Twp**
Mailing City: **Canton**
Side of Str: **Plymouth Canton**
School Dist: **Lotz Rd and Palmer Rd**
Location: **W of Lotz Rd., S of Palmer Rd., N of Michigan Avenue**
Directions:

Garage: **Yes**
Tot Grg Sp: **1 Car**
Grg Sz: **Attached**
Grg Dim: **Attached**
Grg Feat:

Lot Information

Acreage:
Lot Dim:
Rd Front Ft:

Square Footage

Sqft Source: **Public Records**
Est Fin Abv Gr: **1,224**
Est Fin Lower:
Est Tot Lower:
Est Tot Fin: **1,224**
Price/SqFt: **\$208.25**

Layout

Beds: **2**
Baths: **2.0**
Rooms: **4**
Arch Sty: **Free Standing/Detached, Ranch**
Arch Lvl: **1 Story Ground**
Site Desc:

Contact Information

Name: **JEFF MONETTE**
Phone: **(734) 751-5277**

Waterfront Information

Wtrfrnt Name:
Water Facilities:
Water Features:
Water Frt Feet:

General Information

Year Built: **2006**
Year Remod:

Recent CH: **06/10/2025 : DOWN : \$259,900->\$254,900**

Listing Information

Listing Date: **06/02/2025**
Activation Date: **06/04/2025**
Land DWP:
Protect Period: **4 months**
Terms Offered: **Cash, Conventional**
List Type/Level Of Service: **Exclusive Right to Sell/Full Service**
Srvcs Offered: **Arrange Appointments, Accept/Present Offers, Advise on Offers, Assist with Counteroffers, Negotiate for Seller**
Land Int Rate: **%**
Restrictions:
Land Payment:
Exclusions:
MLS Source: **REALCOMP**
Land Cntrt Term:
Possession: **Close Plus 6-15 Days**
Originating MLS#: **20251004387**

Features

Pets Allowed: **Cats OK, Dogs OK**
Foundation: **Slab**
Exterior: **Brick, Vinyl**
Appliances: **Dishwasher, Free-Standing Electric Oven, Free-Standing Refrigerator, Microwave**
Tenant Amen: **Laundry In-Unit**
Heat & Fuel: **Natural Gas, Forced Air**
Wtr Htr Fuel:
Water Source: **Public (Municipal)**
Entry Location: **Ground Level**
Fndtn Material:
Cnstrct Feat:
Cooling:
Road:
Sewer: **Paved Public Sewer (Sewer-Sanitary)**

Room Information

Room	Level	Dimen	Flooring
Bath - Full	First/Entry	5 x 8	
Bedroom	First/Entry	14 x 10	
Dining Room	First/Entry	10 x 18	Carpet

Room	Level	Dimen	Flooring
Bath - Full	First/Entry	8 x 8	
Bedroom - Primary	First/Entry	12 x 21	
Kitchen	First/Entry	11 x 13	Luxury Vinyl Tile

Legal/Tax/Financial

Property ID: **71098040243000**
Ownership: **Standard (Private)**
Tax Summer: **\$1,864**
SEV: **\$104,800**
Legal Desc: **UNIT 243 REPLAT NO. 5 WAYNE COUNTY CONDO SUB PLAN NO. 684 AKA LINKS AT FELLOWS CREEK T2S R8E L49630 OF DEEDS P645 TO 660 WCR SPLIT/COMBINED ON 02/14/2013 FROM 71 098 03 0243 000;**
Subdivision: **Replat 5 Of Wayne County Condo Sub Plan 684 Links At Owner**
Occupant: **Yes**
Homestead: **Yes**
Existing Lease: **No**
Oth/Sp Asmnt: **Home Warranty: No**

Homeowner Association Information

Assoc Fee Amt: **315**
Fee Frequency: **Monthly**
Fee Includes: **Maintenance Structure, Maintenance Grounds, Sewer, Trash, Water**
Working Capital:
Association Contact/Website: **Compass Mgmt. Professionals**
Association Phone/Email: **734-582-9603**

Agent/Office Information

List Office: **National Realty Centers, Inc**
List Agent: **JEFFREY MONETTE**
Listing Exemptions: **SentriKey and SentriConnect ELB Access Instructions**
Access: **Appointment/LockBox**
List Office Ph: **(248) 468-1444**
List Agent Ph: **(734) 751-5277**
LB Location: **Front Door**
LB Serial#: **1684943**

Remarks

Public Remarks: **Nestled in the serene and sought after Links at Fellows Creek, this beautifully maintained 2 BR, 2 Bath Condo offers the perfect blend of modern living and prime location. Great floorplan with abundant natural light. Walk-in closet in the spacious Primary BR with its' own attached full bathroom. Second BR has a full bath just across the hall. Study/Office could be used as a guest room/ third bedroom. New furnace blower in 2023, new dishwasher, 2024, and newer kitchen appliances in the attractive kitchen. Just steps from the scenic golf course, and minutes from vibrant shopping, dining, and the highly acclaimed Plymouth-Canton Community Schools, this is a rare opportunity for buyers seeking lifestyle and value. Don't miss out on this ready to move in condo!**

REALTOR® Remarks: ******Only Owner Occupants at this time**** Contact Jeff Monette (734) 751-5277 for any questions. Please submit all offers to jeffmonetterealtor@gmail.com, in PDF via one email. Text me directly if you do not receive confirmation receipt. BATVAI. All measurements approximate. Please note that front door faces parking lot, and Arcadia Drive is on the back/garage side of the building, please use sidewalk to go around the building and access the front door.**

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Street View



Sidewalk View



Private Patio



Private Patio



Living Room



Living Room



Living Room



Living Room



Living Room/View toward Bedroom 2



Living Room/View toward Kitchen Area



Dining/Kitchen Area



View from Living Room toward Primary BR



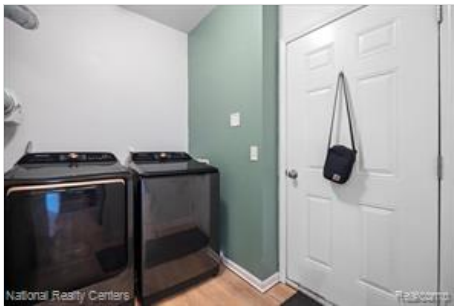
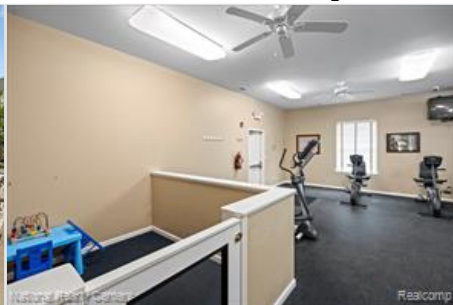
Primary BR



Primary BR toward Full Bath



Walk In Closet/Primary BR

**Primary Full Bath****Primary Full Bath****2nd Full Bath****2nd BR****2nd BR toward Bath****2nd Full Bath****Office/Den Area****Kitchen View****Kitchen Area****Laundry Room/Door to Attached Garage****One Car Attached Garage****Garage View from Driveway****Pool Area****Fitness Center****Fitness Center**



Floorplan