

Agent Short

\$475,000  
Active

**Residential** - Attached  
**FMLS #:** 6834780 **Broker:** HNBH11  
**3300 Windy Ridge Parkway SE Unit#510**  
**City:** Atlanta  
**County:** Cobb  
**Subd/Comp:** Horizon

**Availability:** No conditions  
**Area:** 83  
**State:** Georgia, 30339-8514  
**Lake:** None

Unit #: 510

Lvls	Bdrms	Baths	Hlf Bth
Upper	0	0	0
Main	2	2	0
Lower	0	0	0
Total	2	2	0

SCHOOLS	Bus Rte:
Elem: Brumby	N
Middle: East Cobb	N
High: Wheeler	N

**Subtype:** Condominium**Condition:** Resale**Levels/Stories:** 1**Sq Ft/Source:** 1,515 / Appraiser**Year Built:** 2006**Above Grade Finished Area:** 0**Acres/Source:** 0.0300 / Appraiser**Below Grade Finished Area:** 0**Common Walls:** 2+ Common Walls, No One Below**Below Grade Unfinished Area:** 0**Const:** Other**Ownership:** Condominium

# of Units: 273

**Arch Style:** High Rise (6+ stories)**Foundation:** Slab

**Public:** Renovated 2 bed/2 bath unit with 11-foot floor-to-ceiling windows affording tree-topped views. More than 700 square feet of private outdoor living. Upgrades include roller shades, designer lighting, European kitchen, huge island, quartz, and subway tile. Newer dishwasher, refrigerator, hot water heater, and LG washer/dryer included. Two parking spots. Superior amenities include club room, business center, game room, gym, pool, and dog park. Close to SunTrust park, shops, and routes 75 & 285. All the benefits of high-rise living with everything the suburbs have to offer.

**Bedroom:** Master on Main, Oversized Master, Roomate Floor Plan**Master Bath:** Separate Tub/Shower**Basement:** None**Interior:** Elevator, Entrance Foyer, Walk-In Closet(s), Other**Parking Feat:** Deeded, Garage**Tax ID** [17-1008-0-026-0](#)**Tax/Tax Year:** \$4,522 / 2020**Agent License#:** 365917**Agent:** [Hasan Pasha](#)**Phone/Cell:** 240-217-0098/240-217-0098**Office:** [Harry Norman Realtors](#) (HNBH11)**Phone/Fax:** 404-233-4142/404-365-0026**Show Inst:** Call Listing Agent, No Sign, Pet(s) on Premises, Showing Service ShowingTime, Text List**Email:** [hasan.pasha@harrynorman.com](mailto:hasan.pasha@harrynorman.com)**Selling Comm:** 3% **VRC:** No**Lockbox:** Supra**Dup FMLS#:****SB present offers direct to Seller:** Yes**Contact:** Marie Roy**Contact Phone:** 404-860-3919**Listing Contract Date:** 02/01/2021**On-Market Date:** 02/01/2021**Original List Price:** \$475,000**Act DOM:** 10

Thursday, February 11, 2021

11:18 AM

Requested By: CHARLES R ANDERSON

Agent Short

\$465,000  
Active

**Residential** - Attached  
**FMLS #:** 6817330 **Broker:** ANSA07  
**3300 Windy Ridge Parkway SE Unit#1516**  
**City:** Atlanta  
**County:** Cobb  
**Subd/Comp:** Horizon

**Availability:** No conditions**Area:** 83

**State:** Georgia, 30339-8521  
**Lake:** None

Unit #: 1516

Lvls	Bdrms	Baths	Hlf Bth
Upper	0	0	0
Main	2	2	0
Lower	0	0	0
Total	2	2	0

SCHOOLS	Bus Rte:
Elem: Brumby	Y
Middle: East Cobb	Y
High: Wheeler	Y

**Subtype:** Condominium**Condition:** Resale**Levels/Stories:** 1**Sq Ft/Source:** 1,697 / Public Records**Year Built:** 2006**Above Grade Finished Area:****Acres/Source:** 0.0300 / Public Records**Below Grade Finished Area:****Common Walls:** 2+ Common Walls**Below Grade Unfinished Area:****Const:** Stucco**Ownership:** Condominium

# of Units: 273

**Arch Style:** Contemporary/Modern, High Rise (6+ stories)**Foundation:**

**Public:** South facing with unrivaled and unobstructed city views! This is life overlooking Atlanta! Conveniently located in the Chattahoochee River Corridor and adjacent to The Battery and Truist Park, The Horizon is sophisticated high rise living in close in Cobb. The building, location and amenities combined with the value are unmatched. THIS IS THE LARGEST TWO BEDROOM UNIT AVAILABLE! You will be hard pressed to find anything more spectacular in this price range. Sitting high above the tree tops on the 15th floor you are immediately captivated by the views from the floor to ceiling windows that line the entire unit. Sleek whiskey colored hardwood floors set the tone of this sophisticated lifestyle. The custom lighting, concrete accents and trend setting paint palette set the stage of modern ambiance. Entertain seamlessly from the separate dining room to the heart of the home center stage kitchen to the open family room. The kitchen offers stone counters, stainless appliances and flat facing contemporary cabinetry. Graciously sized primary bedroom with private spa like bath and walk in closet. But the real jackpot here is the balcony access. Can you imagine morning coffee of a glass of wine while perched high above the hustle and bustle of the city? The secondary bedroom is also nicely sized with walk in closet and offers balcony access as well. Home comes with a storage Unit and it has premium ground floor parking. The amenities include best in class fitness facility that feature treadmills, elliptical and free weights. The saltwater pool and pergola area are serenity in spades. The building grounds include lush landscape and greenspace. The 24-hour concierge, and controlled entrances make this building luxury living at its best.

**Bedroom:** Master on Main, Oversized Master, Split Bedroom Plan**Master Bath:** Double Vanity, Separate Tub/Shower, Soaking Tub**Basement:** None**Interior:** Double Vanity, Entrance Foyer, High Ceilings 10 ft Main, High Speed Internet, Walk-In Closet(s)**Parking Feat:** Assigned, Covered, Deeded, Garage, Garage Faces Side, Storage, Vehicle Charging Station(s)**Tax ID** [17-1008-0-242-0](#)**Tax/Tax Year:** \$4,562 / 2020**Agent License#:** 163632**Agent:** [Glennnda Baker LeBlanc](#)**Phone/Cell:** 678-755-3711/678-755-3711**Office:** [Ansley Atlanta Real Estate](#) (ANSA07)**Phone/Fax:** 404-480-4663/404-900-9425**Show Inst:** Showing Service ShowingTime**Email:** [glennnda@ansleyatlanta.com](mailto:glennnda@ansleyatlanta.com)**Selling Comm:** 3% **VRC:** No**Lockbox:** Supra**Dup FMLS#:****SB present offers direct to Seller:** No**Contact:** showingtime**Contact Phone:** 000-000-0000**Listing Contract Date:** 12/11/2020**On-Market Date:** 12/11/2020**Original List Price:** \$465,000**Act DOM:** 62

Thursday, February 11, 2021

11:18 AM

Requested By: CHARLES R ANDERSON

Agent Short

\$450,000  
Active

Residential - Attached

FMLS #: 6831039 Broker: HNBH05  
3300 Windy Ridge Parkway SE Unit#912

City: Atlanta

County: Cobb

Subd/Comp: Horizon

Availability: No conditions

Area: 83

State: Georgia, 30339-8517

Lake: None

Unit #: 912

Lvls	Bdrms	Baths	Hlf Bth
Upper	0	0	0
Main	2	2	0
Lower	0	0	0
Total	2	2	0

Elem: Brumby  
Middle: East Cobb  
High: Wheeler

## SCHOOLS

Bus Rte: N  
Bus Rte: N  
Bus Rte: N

Subtype: Condominium

Levels/Stories: 1

Year Built: 2006

Acres/Source: 0.0300 / Public Records

Common Walls: 2+ Common Walls

Const: Block, Stone, Other

Arch Style: Contemporary/Modern, High Rise (6+ stories)

Condition: Resale

Sq Ft/Source: 1,478 / Public Records

Above Grade Finished Area: 0

Below Grade Finished Area: 0

Below Grade Unfinished Area: 0

Ownership: Condominium

Foundation: Slab

# of Units: 273

**Public:** Enjoy a luxurious lifestyle in this beautifully renovated 2-bedroom/2 bath home, featuring impressive floor to ceiling windows with stunning skyline views of Buckhead and Downtown Atlanta. Upgrades include new hardwood floors in all rooms, new lighting throughout, New kitchen appliances, motorized room darkening shades. Samsung washer and dryer included, up to 32K in improvements. Resort like amenities include 24/7 concierge, heated saltwater pool, sun deck with landscaped gardens, heated spa, fitness center, outdoor dining and grill area, outdoor fireplace, nature trail, dog park, conference room, office facilities, 2 clubrooms and spacious lobby. Great location minutes to I-75, I-285, Suntrust Park & the Battery, upscale entertainment, dining & shopping areas. Incredible Opportunity to own at this Luxury Hi-Rise in Atlanta with low Cobb County taxes

**Bedroom:** Master on Main, Roomate Floor Plan**Master Bath:** Double Vanity, Separate Tub/Shower, Other**Basement:** None**Interior:** Entrance Foyer, High Ceilings 10 ft Main, High Speed Internet, Walk-In Closet(s)**Parking Feat:** Assigned, Deeded, Garage, Garage Door Opener, Garage Faces Side**Tax ID** 17-1008-0-113-0**Tax/Tax Year:** \$3,720 / 2020**Agent License#:** 331379**Agent:** ANTHONY ACOSTA**Phone/Cell:** 404-797-9907/404-797-9907**Phone/Fax:** 404-261-2700/404-365-0357**Email:** anthony.acosta@harrynorman.com**Dup FMLS#:****Contact Phone:** 404-797-9907**Original List Price:** \$450,000**Act DOM:** 17

Thursday, February 11, 2021

11:18 AM

Requested By: CHARLES R ANDERSON

Agent Short

\$429,900  
Active

Residential - Attached

FMLS #: 6839057 Broker: JWRC01  
3300 Windy Ridge Parkway SE Unit#1306

City: Atlanta

County: Cobb

Subd/Comp: Horizon

Availability: No conditions

Area: 83

State: Georgia, 30339-8519

Lake: None

Unit #: 1306

Lvls	Bdrms	Baths	Hlf Bth
Upper	0	0	0
Main	2	2	0
Lower	0	0	0
Total	2	2	0

Elem: Brumby  
Middle: East Cobb  
High: Wheeler

## SCHOOLS

Bus Rte: N  
Bus Rte: N  
Bus Rte: N

Subtype: Condominium

Levels/Stories: 1

Year Built: 2006

Acres/Source: 0.0300 / Public Records

Common Walls: 2+ Common Walls

Const: Cement Siding

Arch Style: Contemporary/Modern

Condition: Resale

Sq Ft/Source: 1,276 / Public Records

Above Grade Finished Area:

Below Grade Finished Area:

Below Grade Unfinished Area:

Ownership: Condominium

Foundation: None

# of Units: 273

**Public:** Absolutely stunning condominium with panoramic views of the Atlanta Skyline from your living room in this 18 story hi-rise building. From your living room watch the sunrise, snow or thunderstorms with rainbows and fireworks from the Battery, if the Braves are playing. Balcony views of passing planes from Hartsfield and Dobbins. Fantastic location close to shopping, I-75 and I-285, the Atlanta Braves Ballpark and the Battery. If you like to hike, the Chattahoochee Reserve and River is a short walk away. Horizon is a dog friendly community with a designated dog park. The amenities deck on the 5th floor include a salt water swimming pool, club area with catering kitchen, hot tub, grill and gazebo area and a fire pit for relaxing. Many upgrades, including solar shades in living room, upgraded Brazilian Pecan with sound and moisture barrier. Refinished kitchen and bathroom cabinets. Pull out shelves in pantry next to refrigerator. Upgraded disposal with lifetime warranty. Custom closets in Master bedroom. Rheem 47 gallons. high efficiency water heater. UV-C light in HVAC for cleaner/fresher air (99.9 viruses and bacteria removed). Free over-the-air digital TV reception from antenna on Horizon's rooftop pointing at downtown Atlanta. Impeccably landscaped grounds maintained by Avant Gardener. Includes two underground (no weather) parking spaces close to the elevator. Concierge and event room on the first floor.

**Bedroom:** Master on Main, Split Bedroom Plan**Master Bath:** Double Vanity, Separate Tub/Shower, Soaking Tub**Basement:** None**Interior:** High Speed Internet, His and Hers Closets**Parking Feat:** Underground**Tax ID** 17-1008-0-192-0**Tax/Tax Year:** \$3,490 / 2020**Agent License#:** 117838**Agent:** ELISABETH H HELENEK**Phone/Cell:** 404-805-5729/404-805-5729**Phone/Fax:** 678-626-0403/678-391-4821**Email:** lizbizz7@bellsouth.net**Dup FMLS#:****Contact Phone:** 404-805-5729**Original List Price:** \$429,900**Act DOM:** 1

Thursday, February 11, 2021

11:18 AM

Requested By: CHARLES R ANDERSON

Agent Short

\$425,000  
Active

Residential - Attached

FMLS #: 6823740 Broker: [ATFH03](#)  
[3300 Windy Ridge Parkway Unit#1601](#)City: Atlanta  
County: Cobb  
Subd/Comp: Horizon

Availability: No conditions

Area: 83

Unit #: 1601

State: Georgia, 30339

Lake: None

Lvls	Bdrms	Baths	Hlf Bth
Upper	0	0	0
Main	2	2	0
Lower	0	0	0
Total	2	2	0

SCHOOLS	Bus Rte: Y
Elem: Brumby	Y
Middle: East Cobb	Y
High: Wheeler	Y

Subtype: Condominium

Levels/Stories: 1

Year Built: 2006

Acres/Source: 0.0000 / Not Available

Common Walls: End Unit

Const: Other

Arch Style: High Rise (6+ stories), Traditional

Condition: Resale

Sq Ft/Source: 1,368 / Owner

Above Grade Finished Area: 0

Below Grade Finished Area: 0

Below Grade Unfinished Area: 0

Ownership: Condominium # of Units: 1

Foundation: Slab

**Public:** Enjoy breathtaking views of the Chattahoochee River and lush forests from every room in this 16th floor end unit condo. The open, light-filled living room and dining room feature soaring ceilings, floor to ceiling window and modern kitchen has granite countertops, stainless steel appliances and laundry room. The split bedroom floorplan with spacious walk-in closets and en suite bathrooms offer privacy. Services and amenities include 24-hour concierge, on-site property management, saltwater pool and hot tub, fitness center, two club rooms, and business center. Freshly painted with new carpet. 2 assigned parking spaces on the P3 close to the elevators.

**Bedroom:** Master on Main, Roomate Floor Plan, Split Bedroom Plan**Master Bath:** Tub/Shower Combo**Basement:** None**Interior:** Entrance Foyer, High Ceilings 10 ft Main, High Speed Internet, His and Hers Closets, Walk-In Closet(s)**Parking Feat:** Assigned, Attached, Covered**Tax ID** [17-1008-0-248-0](#)**Tax/Tax Year:** \$1,202 / 2019**Agent License#:** 351184**Agent:** [DeAnna Kansas](#)**Office:** [Atlanta Fine Homes Sotheby's International](#) (ATFH03)**Phone/Cell:** 404-935-3791/404-935-3791**Phone/Fax:** 404-874-0300/404-835-9600**Show Inst:** Showing Service ShowingTime, Vacant**Email:** [deannakansas@atlantafinehomes.com](mailto:deannakansas@atlantafinehomes.com)**Selling Comm:** 3% **VRC:** No**Lockbox:** Supra**SB present offers direct to Seller:** No**Contact:** Call Agent**Listing Contract Date:** 01/04/2021**On-Market Date:** 01/04/2021**Contact Phone:** 404-935-3791**Original List Price:** \$425,000**Act DOM:** 38

Thursday, February 11, 2021

11:18 AM

Requested By: CHARLES R ANDERSON

Agent Short

\$419,000  
Active

Residential - Attached

FMLS #: 6767417 Broker: [KWCH01](#)  
[3300 Windy Ridge Parkway SE Unit#821](#)City: Atlanta  
County: Cobb  
Subd/Comp: Horizon

Availability: No conditions

Area: 83

Unit #: 821

State: Georgia, 30339-8516

Lake: None

Lvls	Bdrms	Baths	Hlf Bth
Upper	0	0	0
Main	2	2	0
Lower	0	0	0
Total	2	2	0

SCHOOLS	Bus Rte: N
Elem: Brumby	N
Middle: East Cobb	N
High: Wheeler	N

Subtype: Condominium

Levels/Stories: 1

Year Built: 2006

Acres/Source: 0.0300 / Public Records

Common Walls: End Unit

Const: Other

Arch Style: Contemporary/Modern, High Rise (6+ stories)

Condition: Resale

Sq Ft/Source: 1,368 / Public Records

Above Grade Finished Area:

Below Grade Finished Area:

Below Grade Unfinished Area:

Ownership: Condominium # of Units: 273

Foundation:

**Public:** THIS IS IT! Super Rare West Facing Corner Unit!! So much more natural light than the other units and stunning SUNSET views!! 10FT Floor to ceiling windows throughout, NO CARPET anywhere. Hunter Douglas Solar Shades, designer light fixtures, newer washer and dryer stay with the home, new water heater, granite countertops, stainless appliances, and TWO PRIME DEEDED Parking Spots! Resort style amenities including a 24 hour concierge, hot tub, salt water pool, fitness lounge, 2 fenced in dog parks (one for big dogs and one for little dogs), 2 club areas, and 6 acres of green space with walking trails located on the property! Internet is included in HOA! Easy access to I-285 and I-75. Minutes from Truist park and The Battery.

**Bedroom:** None**Master Bath:** Tub/Shower Combo, Vaulted Ceilings**Basement:** None**Interior:** Elevator, High Ceilings 10 ft Main, High Speed Internet**Parking Feat:** Covered, Deeded, Garage**Tax ID** [17-1008-0-100-0](#)**Tax/Tax Year:** \$1,460 / 2019**Agent License#:** 372404**Agent:** [Allen Lo](#)**Office:** [Keller Williams Realty Chattahoochee North, LLC](#) (KWCH01)**Show Inst:** Appointment Only, Key In Office, Showing Service ShowingTime, Text Listing Agent**Phone/Cell:** 404-488-4888/404-488-4888**Phone/Fax:** 678-578-2700/678-578-2710**Selling Comm:** 3% **VRC:** No**Lockbox:** Supra**SB present offers direct to Seller:** No**Contact:** Allen Lo**Listing Contract Date:** 08/14/2020**On-Market Date:** 08/14/2020**Contact Phone:** 404-488-4888**Original List Price:** \$419,000**Act DOM:** 181

Thursday, February 11, 2021

11:18 AM

Requested By: CHARLES R ANDERSON

Agent Short

\$409,000  
Active**Residential** - AttachedFMLS #: 6832632 Broker: HNBH05  
3300 Windy Ridge Parkway Unit#711City: Atlanta  
County: Cobb  
Subd/Comp: HORIZON

Availability: No conditions

Area: 83

Unit #: 711

State: Georgia, 30339-8515

Lake: None

Lvls	Bdrms	Baths	Hlf Bth
Upper	0	0	0
Main	2	2	0
Lower	0	0	0
Total	2	2	0

## SCHOOLS

Elem: Brumby	Bus Rte: N
Middle: East Cobb	Bus Rte: N
High: Wheeler	Bus Rte: N

Subtype: Condominium

Levels/Stories: 1

Year Built: 2006

Acres/Source: 0.0300 / Public Records

Common Walls: No Common Walls

Const: Other

Arch Style: Contemporary/Modern

Condition: Resale

Sq Ft/Source: 1,527 / Public Records

Above Grade Finished Area: 1,527

Below Grade Finished Area: 0

Below Grade Unfinished Area: 0

Ownership: Condominium # of Units: 273

Foundation: Brick/Mortar, Concrete Perimeter, Slab

**Public:** Sought after desirable condo in a secured high-rise building in Cobb County within a short distance to The Battery (Braves Stadium), and the Chattahoochee River Reserve with amazing sunset views. This spectacular home is located on the 7th floor with panoramic mountain views, abundant natural light, 10-ft ceilings, hardwood floors, custom window shades, designer lighting and a spacious walk-out balcony. Live in a resort like amenities include 24/7 concierge, heated saltwater pool, sun deck with landscaped gardens, heated spa, fitness center, outdoor dining and grill area, outdoor fireplace, nature trail, dog park, conference room, office facilities, 2 clubrooms and spacious lobby. Great location minutes to I-75, I-285, Suntrust Park & the Battery, upscale entertainment, dining & shopping areas all suitable for an active lifestyle. Incredible Opportunity to own at this Luxury Hi-Rise in Atlanta with low Cobb County taxes

**Bedroom:** Master on Main, Roomate Floor Plan**Master Bath:** Tub/Shower Combo**Basement:** None**Interior:** Entrance Foyer, High Ceilings 10 ft Main, High Speed Internet, His and Hers Closets**Parking Feat:** Assigned, Garage**Tax ID** 17-1008-0-068-0**Agent License#:** 331379**Office:** Harry Norman Realtors (HNBH05)**Show Inst:** Appointment Only, Call Listing Agent**Selling Comm:** 3% VRC: No**SB present offers direct to Seller:** No**Listing Contract Date:** 01/27/2021**Tax/Tax Year:** \$4,427 / 2019**Agent:** ANTHONY ACOSTA**Phone/Cell:** 404-797-9907/404-797-9907**Phone/Fax:** 404-261-2700/404-365-0357**Email:** anthony.acosta@harrynorman.com**Dup FMLS#:****Contact Phone:** 404-797-9907**Original List Price:** \$409,000**Act DOM:** 15

Thursday, February 11, 2021

11:18 AM

Requested By: CHARLES R ANDERSON

Agent Short

\$409,000  
Active**Residential** - AttachedFMLS #: 6831737 Broker: COPS01  
3300 Windy Ridge Parkway SE Unit#911City: Atlanta  
County: Cobb  
Subd/Comp: Horizon

Availability: No conditions

Area: 83

Unit #: 911

State: Georgia, 30339

Lake: None

Lvls	Bdrms	Baths	Hlf Bth
Upper	0	0	0
Main	2	2	0
Lower	0	0	0
Total	2	2	0

## SCHOOLS

Elem: Brumby	Bus Rte: Y
Middle: East Cobb	Bus Rte: Y
High: Wheeler	Bus Rte: Y

Subtype: Condominium

Levels/Stories: 1

Year Built: 2006

Acres/Source: 0.0300 / Public Records

Common Walls: 2+ Common Walls

Const: Cement Siding

Arch Style: Contemporary/Modern

Condition: Resale

Sq Ft/Source: 1,527 / Public Records

Above Grade Finished Area: 1,527

Below Grade Finished Area:

Below Grade Unfinished Area:

Ownership: Fee Simple # of Units: 273

Foundation: Slab

**Public:** Looking for luxury amenities, sophisticated high rise living and treeline views of greenspace? This 2 bed 2 bath condo in Horizon has that and so much more! Natural light floods through the 10 foot floor to ceiling windows and the walk out balcony is perfect for your morning cup of coffee and a glass of wine with your sunset view. With an elegant modern open plan design ties together function and beauty: chef's kitchen, room to eat and a spacious living room. Primary bedroom is generously sized and has a spa-like bathroom. Secondary bedroom, again has those floor to ceiling windows and an office nook. Amenities includes 24/7 concierge, controlled access, saltwater pool, soon to be refurbished hot tub, fully stocked fitness center, grill, pergola with shaded seating, fire pit, clubroom, business center, lighted dog park. High speed internet included in HOA fee. Walking trails leading to Cochran Shoals Park and the Chattahoochee River. Take in a Braves' game at nearby Truist Park. Everything is close by. Great location minutes to I-75, I-285, upscale entertainment, dining & shopping areas.

**Bedroom:** Master on Main, Roomate Floor Plan**Master Bath:** Double Vanity**Basement:** None**Interior:** High Ceilings 10 ft Main, Double Vanity, High Speed Internet, Entrance Foyer**Parking Feat:** Assigned, Attached, Covered**Tax ID** 17-1008-0-112-0**Agent License#:** 267666**Office:** Compass (COPS01)**Show Inst:** Appointment Only, No Sign, Showing Service ShowingTime**Selling Comm:** 3% VRC: No**SB present offers direct to Seller:** No**Listing Contract Date:** 01/23/2021**Tax/Tax Year:** \$1,464 / 2019**Agent:** SUSAN POWELL**Phone/Cell:** 404-635-1010/404-635-1010**Phone/Fax:** 404-668-6621/**Email:** info@goodlivingrealestate.com**Dup FMLS#:****Contact Phone:** 800-746-9464**Original List Price:** \$409,000**Act DOM:** 19

Thursday, February 11, 2021

11:18 AM

Requested By: CHARLES R ANDERSON



Agent Short

\$359,900  
Active

Residential - Attached

FMLS #: 6757225 Broker: PRAY01  
3300 Windy Ridge Parkway SE Unit#1109City: Atlanta  
County: Cobb

Subd/Comp: Horizon

Availability: No conditions

Area: 83

Unit #: 1109

State: Georgia, 30339-8518

Lake: None

Lvls	Bdrms	Baths	Hlf Bth
Upper	0	0	0
Main	2	2	0
Lower	0	0	0
Total	2	2	0

SCHOOLS	Bus Rte:
Elem: Brumby	Bus Rte:
Middle: East Cobb	Bus Rte:
High: Wheeler	Bus Rte:

Subtype: Condominium

Levels/Stories: 1

Year Built: 2006

Acres/Source: 0.0300 / Public Records

Common Walls: 2+ Common Walls

Const: Cement Siding, Other

Arch Style: Contemporary/Modern, High Rise (6+ stories)

Condition: Resale

Sq Ft/Source: 1,300 / Public Records

Above Grade Finished Area:

Below Grade Finished Area:

Below Grade Unfinished Area:

Ownership: Condominium

# of Units: 273

Foundation:

**Public:** Wow! Huge Price Improvement! Sophisticated Comfortable Living in Horizon High-Rise! 11th Floor w/ Magnificent view of Kennesaw Mountain & Chattahoochee Park/River. Minutes to Major HWYs. Walking to Braves Stadium, River, Restaurants & Shopping. Sleek Modern w/ Lots of Natural Light. 10' Floor to Ceiling Windows & Beautiful View of Sunset. Fresh Paint throughout, New Stainless Steel Samsung Appliances & New Floors. Custom Shelving Closets & updated pull out Cabinet drawers. Unit Comes w/ a \*\*\*DEEDED CLIMATE CONTROL STORAGE\*\*\*. Luxury Amenities Include: Club Rooms, Pool, Hot Tub, Fitness Club, Grilling, Firepit, Dog Park and 24/7 Full-Service Concierge. Cobb County Low Taxes. Internet is included in HOA fees. Up to \$3,000 closing cost with preferred lender.

**Bedroom:** Master on Main, Other**Master Bath:** Soaking Tub, Tub/Shower Combo**Basement:** None**Interior:** High Ceilings 10 ft Main, High Speed Internet, Walk-In Closet(s), Other**Parking Feat:** Assigned, Attached, Covered, Deeded, Garage Door Opener, Level Driveway, Vehicle Charging Station(s)**Tax ID** 17-1008-0-154-0**Tax/Tax Year:** \$2,972 / 2018**Agent License#:** 243474**Agent:** NASRIN MIRZAEI**Office:** Solid Source Realty, Inc. (PRAY01)**Show Inst:** Showing Service ShowingTime, Vacant**Selling Comm:** 3% **VR:** No**SB present offers direct to Seller:** No**Listing Contract Date:** 07/24/2020**Lockbox:** Supra**Contact:** Call Agent**On-Market Date:** 07/24/2020**Phone/Cell:** 404-791-7441/404-791-7441**Phone/Fax:** 770-790-4222/770-343-9529**Email:** nasmir@bellsouth.net**Dup FMLS#:****Contact Phone:** 404-791-7441**Original List Price:** \$369,900**Act DOM:** 202

Thursday, February 11, 2021

11:18 AM

Requested By: CHARLES R ANDERSON

Agent Short

\$306,500  
Active

Residential - Attached

FMLS #: 6828389 Broker: HNBH11  
3300 Windy Ridge Parkway SE Unit#914

City: Atlanta

County: Cobb

Subd/Comp: Horizon

Availability: No conditions

Area: 83

Unit #: 914

State: Georgia, 30339-8517

Lake: None

Lvls	Bdrms	Baths	Hlf Bth
Upper	0	0	0
Main	1	1	1
Lower	0	0	0
Total	1	1	1

SCHOOLS	Bus Rte: N
Elem: Brumby	Bus Rte: N
Middle: East Cobb	Bus Rte: N
High: Wheeler	Bus Rte: N

Subtype: Condominium

Levels/Stories: 1

Year Built: 2006

Acres/Source: 0.0300 / Public Records

Common Walls: 2+ Common Walls

Const: Other

Arch Style: Contemporary/Modern

Condition: Resale

Sq Ft/Source: 1,171 / Public Records

Above Grade Finished Area: 1,171

Below Grade Finished Area: 0

Below Grade Unfinished Area: 0

Ownership: Condominium

# of Units: 273

Foundation: Slab

**Public:** This condo has everything you are looking for! Located along the Chattahoochee River corridor and just five minutes from The Battery, the location cannot be beat. Close by you will also find multiple walking trails leading to Cochran Shoals Park and the Chattahoochee River. Affordable HOA fee offers endless amenities including salt water pool, hot tub, fitness center, business center, dog parks, fire pit, 24 hours concierge. Floor to ceiling windows offers beautiful views, and a natural light filled living area. One of the largest 1 bedroom floorplans with 10 ft ceilings includes an oversized master bedroom, walk in closet, and a dedicated office space! Beautiful and functional kitchen with stainless steel appliances and open to living space for entertaining. This unit includes a storage space!!!!

**Bedroom:** Oversized Master**Master Bath:** Tub/Shower Combo**Basement:** None**Interior:** High Ceilings 10 ft Main, Walk-In Closet(s)**Parking Feat:** Attached, Covered, Garage, Storage**Tax ID** 17-1008-0-115-0**Tax/Tax Year:** \$2,702 / 2019**Agent License#:** 371851**Agent:** ALDEN TREADWAY**Office:** Harry Norman Realtors (HNBH11)**Show Inst:** Call Listing Office, Text Listing Agent**Selling Comm:** 3% **VR:** No**SB present offers direct to Seller:** No**Listing Contract Date:** 01/15/2021**Lockbox:** Supra**Contact:** N/A**On-Market Date:** 01/15/2021**Phone/Cell:** 404-457-9709/404-457-9709**Phone/Fax:** 404-233-4142/404-365-0026**Email:** alden.treadway@harrynorman.com**Dup FMLS#:****Contact Phone:** 404-000-0000**Original List Price:** \$306,500**Act DOM:** 27

Thursday, February 11, 2021

11:18 AM

Requested By: CHARLES R ANDERSON

Agent Short

\$297,500  
Active**Residential** - AttachedFMLS #: 6833625 Broker: [DACO01](#)  
[3300 Windy Ridge Parkway SE Unit#814](#)City: Atlanta  
County: Cobb  
Subd/Comp: Horizon

Availability: No conditions

Area: 83

State: Georgia, 30339-8516  
Lake: None

Unit #: 814

Lvls	Bdrms	Baths	Hlf Bth
Upper	0	0	0
Main	1	1	1
Lower	0	0	0
Total	1	1	1

Elem: Brumby  
Middle: East Cobb  
High: Wheeler

## SCHOOLS

Bus Rte:  
Bus Rte:  
Bus Rte:

Subtype: Condominium

Levels/Stories: 1

Year Built: 2006

Acres/Source: 0.0300 / Public Records

Common Walls: 2+ Common Walls

Const: Other

Arch Style: High Rise (6+ stories)

Condition: Resale

Sq Ft/Source: 1,171 / Public Records

Above Grade Finished Area:

Below Grade Finished Area:

Below Grade Unfinished Area:

Ownership: Condominium

Foundation: None

# of Units: 273

**Public:** Live like you're on vacation every day with Resort style amenities including 24-hour concierge, hot tub, oversized salt water pool, fitness center, 2 fenced in dog parks (one for big dogs and one for smaller friends). Conveniently located near the Chattahoochee River corridor. Enjoy The Battery and Truist Park all season w/ its restaurants and shops. Meticulously maintained and one of the largest one bedroom floor plans, you'll love the exposed concrete accents and the family room that opens to the balcony. Desirable exposure with 10 ft floor to ceiling windows surround you to watch Beautiful Sunset views of surrounding Park Lands and Downtown Atlanta. Kitchen w/ granite countertops, SS appliances and snack bar. Separate work at home office/living room and half bath for guests. Wake up to amazing views in your spacious Master Bedroom with Ensuite. Oversized walk-in closet. Quick commuting access to I-285 and I-75!

**Bedroom:** Master on Main**Master Bath:** Tub/Shower Combo**Basement:** None**Interior:** Entrance Foyer, High Ceilings 10 ft Main, High Speed Internet, Walk-In Closet(s)**Parking Feat:** Assigned, Covered, Garage**Tax ID** [17-1008-0-093-0](#)**Agent License#:** 321348**Office:** [Dorsey Alston Realtors](#) (DACO01)**Show Inst:** Appointment Only, Call Listing Agent, Text Listing Agent**Selling Comm:** 3% **VRC:** No**SB present offers direct to Seller:** No**Listing Contract Date:** 01/28/2021**Tax/Tax Year:** \$2,430 / 2019**Agent:** [KIM JUNOD ABBATE](#)**Lockbox:** Supra**Contact:** Kim Abbate**On-Market Date:** 01/28/2021**Phone/Cell:** 770-402-4269/770-402-4269**Phone/Fax:** 404-352-2010/404-352-8063**Email:** [kimabbate@dorseyalston.com](mailto:kimabbate@dorseyalston.com)**Dup FMLS#:****Contact Phone:** 770-402-4269**Original List Price:** \$297,500**Act DOM:** 14

Thursday, February 11, 2021

11:18 AM

Requested By: CHARLES R ANDERSON

Agent Short

\$240,000  
Active**Residential** - AttachedFMLS #: 6815740 Broker: [ANSA07](#)  
[3300 Windy Ridge Parkway SE Unit#905](#)City: Atlanta  
County: Cobb  
Subd/Comp: Horizon

Availability: No conditions

Area: 83

State: Georgia, 30339-8516  
Lake: None

Unit #: 905

Lvls	Bdrms	Baths	Hlf Bth
Upper	0	0	0
Main	1	1	0
Lower	0	0	0
Total	1	1	0

Elem: Brumby  
Middle: East Cobb  
High: Wheeler

## SCHOOLS

Bus Rte: Y  
Bus Rte: Y  
Bus Rte: Y

Subtype: Condominium

Levels/Stories: 1

Year Built: 2006

Acres/Source: 0.0300 / Public Records

Common Walls: 2+ Common Walls

Const: Stucco

Arch Style: High Rise (6+ stories)

Condition: Resale

Sq Ft/Source: 834 / Public Records

Above Grade Finished Area:

Below Grade Finished Area:

Below Grade Unfinished Area:

Ownership: Condominium

Foundation:

# of Units: 273

**Public:** Live life overlooking Atlanta! Conveniently located in the Chattahoochee River Corridor and adjacent to The Battery and Truist Park, The Horizon is sophisticated high rise living in close in Cobb. The building, location and amenities combined with the value are unmatched. One of the largest true one-bedroom plans. I am in love with the modern feel of this unit including the contemporary design of the kitchen that features stone counters, stainless appliances, and metal hardware. Hardwood Floors throughout give this unit a sleek luxury living vibe. Featuring exposed concrete, 10' foot ceilings and floor to ceiling windows makes for a picture-perfect sunset setting. Floating walls create separation while keeping the free-flowing feel of the floorplan. The family room would be my absolute favorite spot as it opens to the balcony and provides an indoor-outdoor living experience rarely found in this price range. The amenities include best in class fitness facility that feature treadmills, elliptical and free weights. The saltwater pool and pergola area are serenity in spades. The building grounds include lush landscape and greenspace. The clubroom is like your own media room with massive television. The 24-hour concierge, and controlled entrances make this building luxury living at its best.

**Bedroom:** Master on Main**Master Bath:** Soaking Tub, Tub/Shower Combo**Basement:** None**Interior:** Entrance Foyer, High Ceilings 10 ft Main, High Speed Internet, Walk-In Closet(s)**Parking Feat:** Assigned, Covered, Deeded, Garage Faces Side, Storage**Tax ID** [17-1008-0-106-0](#)**Agent License#:** 163632**Office:** [Ansley Atlanta Real Estate](#) (ANSA07)**Show Inst:** Showing Service ShowingTime**Selling Comm:** 3% **VRC:** No**SB present offers direct to Seller:** No**Listing Contract Date:** 12/04/2020**Tax/Tax Year:** \$2,537 / 2020**Agent:** [Glennnda Baker LeBlanc](#)**Lockbox:** Supra**Contact:** showingtime**On-Market Date:** 12/04/2020**Phone/Cell:** 678-755-3711/678-755-3711**Phone/Fax:** 404-480-4663/404-900-9425**Email:** [glennnda@ansleyatlanta.com](mailto:glennnda@ansleyatlanta.com)**Dup FMLS#:****Contact Phone:** 000-000-0000**Original List Price:** \$240,000**Act DOM:** 69

Thursday, February 11, 2021

11:18 AM

Requested By: CHARLES R ANDERSON

Agent Short

\$235,000  
Active

Residential - Attached

FMLS #: 6830326 Broker: RTRU01  
3300 Windy Ridge Parkway Unit#1015City: Atlanta  
County: Cobb  
Subd/Comp: Horizon

Availability: No conditions

Area: 83

State: Georgia, 30339

Lake: None

Unit #: 1015

Lvls	Bdrms	Baths	Hlf Bth
Upper	0	0	0
Main	1	1	0
Lower	0	0	0
Total	1	1	0

SCHOOLS	Bus Rte: Y
Elem: Brumby	Bus Rte: Y
Middle: East Cobb	Bus Rte: Y
High: Wheeler	Bus Rte: Y

Subtype: Condominium

Levels/Stories: 1

Year Built: 2006

Acres/Source: 0.0300 / Public Records

Common Walls: 2+ Common Walls

Const: Other

Arch Style: Other

Condition: Resale

Sq Ft/Source: 756 / Public Records

Above Grade Finished Area: 756

Below Grade Finished Area: 0

Below Grade Unfinished Area: 0

Ownership: Condominium # of Units: 1

Foundation: Slab

**Public:** Luxury living with breathtaking views!! Chattahoochee River and Natural Trails right outside your door! The open light filled living room features high ceilings with floor to ceiling windows and 10th floor views of Kennesaw Mountain, hardwood floors throughout, granite countertops in the kitchen and bath and stainless appliances round out the features of this unit. This high end building features 24 hour Concierge, gated parking, heated salt water pool and jacuzzi, fitness center, business center, 2 assigned parking spaces and entertaining area with grill and outdoor kitchen. All of these amenities and just minutes away to the Battery, Buckhead, and convenient to highways and the city of Atlanta! See this home today! Go and show!

**Bedroom:** Oversized Master**Master Bath:** Tub/Shower Combo**Basement:** None**Interior:** High Ceilings 10 ft Main, High Speed Internet**Parking Feat:** Assigned, Covered**Tax ID** 17-1008-0-138-0**Tax/Tax Year:** \$2,306 / 2020**Agent License#:** 214598**Agent:** TAMRA WADE**Office:** RE/MAX Tru (RTRU01)**Show Inst:** Key In Office, See Remarks, Text Listing Agent**Selling Comm:** 3% **VRC:** No**Lockbox:** Supra**SB present offers direct to Seller:** No**Contact:** Contact Co Agent**Listing Contract Date:** 01/20/2021**On-Market Date:** 01/20/2021**Phone/Cell:** 855-770-4663/**Phone/Fax:** 770-502-6232/678-869-2060**Email:** listings@tamrawaderealestate.com**Dup FMLS#:****Contact Phone:** 904-556-1502**Original List Price:** \$235,000**Act DOM:** 22

Thursday, February 11, 2021

11:18 AM

Requested By: CHARLES R ANDERSON

Agent Short

\$229,900  
Active

Residential - Attached

FMLS #: 6802955 Broker: BHHS05  
3300 Windy Ridge Parkway Unit#915City: Atlanta  
County: Cobb  
Subd/Comp: Horizon

Availability: No conditions

Area: 83

State: Georgia, 30339

Lake: None

Unit #: 915

Lvls	Bdrms	Baths	Hlf Bth
Upper	0	0	0
Main	1	1	0
Lower	0	0	0
Total	1	1	0

SCHOOLS	Bus Rte: Y
Elem: Brumby	Bus Rte: Y
Middle: East Cobb	Bus Rte: Y
High: Wheeler	Bus Rte: Y

Subtype: Condominium

Levels/Stories: 1

Year Built: 2006

Acres/Source: 0.0300 / Public Records

Common Walls: 2+ Common Walls

Const: Other

Arch Style: High Rise (6+ stories)

Condition: Resale

Sq Ft/Source: 756 / Public Records

Above Grade Finished Area:

Below Grade Finished Area:

Below Grade Unfinished Area:

Ownership: Condominium # of Units: 1

Foundation:

**Public:** Luxury living in the perfect location. Beautifully maintained condominium features 10 ft floor-to-ceiling windows, new plank flooring and a walkout balcony with incredible skyline views of North Georgia. Kitchen includes new stainless-steel appliances and granite countertops. Fantastic amenities include a salt water pool, 24-hour concierge, fitness center, outdoor grill/dining area, lounge and clubroom. Nature trails and expansive dog park are nearby. Walking distance to Braves games and everything The Battery Atlanta has to offer. Easy access to 75, 285 and the airport.

**Bedroom:** Master on Main**Master Bath:** Tub/Shower Combo**Basement:** None**Interior:** High Ceilings 10 ft Main, High Speed Internet, Smart Home**Parking Feat:** Assigned, Covered, Garage, Garage Door Opener, Vehicle Charging Station(s)**Tax ID** 17-1008-0-116-0**Tax/Tax Year:** \$1,953 / 2019**Agent License#:** 351523**Agent:** Heidi Moriarty**Office:** Berkshire Hathaway HomeServices Georgia Properties (BHHS05)**Show Inst:** No Sign, See Remarks, Showing Service ShowingTime, Text Listing Agent**Selling Comm:** 3% **VRC:** No**Lockbox:** Supra**SB present offers direct to Seller:** No**Contact:** Call Agent**Listing Contract Date:** 10/30/2020**On-Market Date:** 10/30/2020**Phone/Cell:** 404-291-0058/404-291-0058**Phone/Fax:** 404-537-5200/404-537-5201**Email:** heidi.moriarty@bhhsgeorgia.com**Dup FMLS#:****Contact Phone:** 404-291-0058**Original List Price:** \$229,900**Act DOM:** 104

Thursday, February 11, 2021

11:18 AM

Requested By: CHARLES R ANDERSON

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