

**66 WINWOOD DRIVE**

66 WINWOOD DR, ANGIER, NC 27501

**\$309,900**

*150 Years*

JOHN D WOOD & CO.

London, Country & International Property

## 66 WINWOOD DRIVE

66 WINWOOD DR, ANGIER, NC 27501

MASSIVE \$10,000 PRICE IMPROVEMENT!  
Unbeatable value in Angier for under \$310K. Stop renting and own this Move-In Ready home with ZERO DOWN PAYMENT (100% USDA Financing Eligible) and absolutely NO HOA FEES! Welcome to this stunning, turn-key 4-bedroom, 2.5-bath home nestled on a sizable 0.23-acre lot in the established Benton Pointe community. Eligible for USDA, FHA, VA, and Conventional financing, this property offers ultimate financial freedom combined with the benefit of lower Harnett County taxes. Step onto the classic rocking chair front porch and enter a bright, spacious main level featuring beautiful tile floors, abundant natural light, and a cozy living room with a fireplace.

**Garage Count: 2 Car Garage,**  
**Age: 21-30 Years Old,**  
**Sewer: Public,**  
**Fireplace Count: 1 Fireplace**

**\$309,900**



The kitchen flows seamlessly into the dining area and includes the 2023 Refrigerator, Washer, and Dryer, which ALL CONVEY with the home. Upstairs boasts fresh interior paint and brand NEW CARPET throughout the primary suite, two additional bedrooms, and a massive fourth bedroom that is perfect for a home office, gym, or media room. Want a truly effortless move? The seller is offering a COMPLETE FURNITURE PACKAGE (including beds, couches, dressers, dining sets, and TVs) that can convey with a strong offer. You can simply bring your suitcases! Enjoy major peace of mind with a Roof replaced in 2018 and a Water Heater updated in 2022. Step out back to your private outdoor retreat featuring a backyard enclosed by a 6-foot privacy fence, complete with a patio and pergola that are perfectly designed for summer BBQs and entertaining. Located just minutes from Downtown Angier with easy commuting to Fuquay-Varina and Raleigh. With this aggressive new price point, this home is the most secure and attractive investment in the Triangle area right now. Schedule your showing today and bring your offer this weekend before it is gone!

Gross Living Area - 1680 Sq Ft

Non- Living Area - 758 Sq Ft

### First Floor

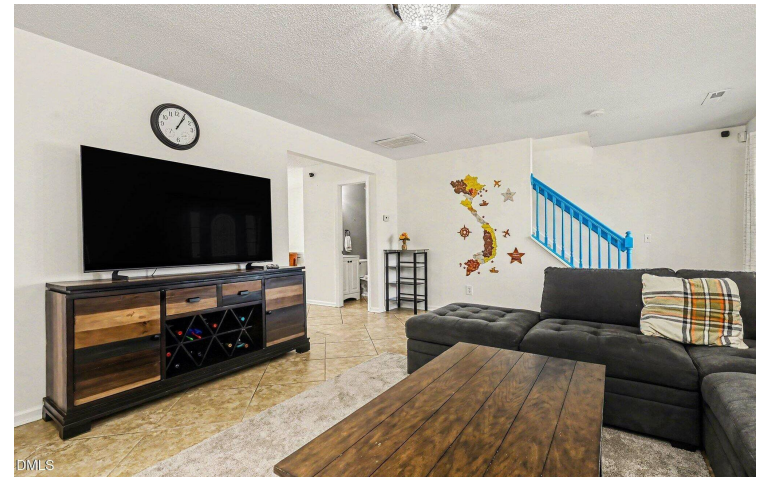


### Second Floor



#### Area Calculation Summary

Gross Living Area	Calculation Details
First Floor	660 Sq Ft
Second Floor	1020 Sq Ft
<b>Total Living Area</b>	<b>1680 Sq Ft</b>
Non-Living Area	
2 Car Built-In	480 Sq Ft
Concrete Patio	168 Sq Ft
Concrete Patio	110 Sq Ft



**66 WINWOOD DRIVE - SECOND FLOOR**

Gross Living Area - 1680 Sq Ft

Non- Living Area - 758 Sq Ft

