



130 Church St, White Sulphur Springs, Wv 24986

MLS #23-1233

This adorable cottage, located in the heart of White Sulphur Springs, has recently been renovated to include new energy-efficient double-pane windows, siding, shutters, roof, and gutters and is waiting for its new owner! One-level living with original Oak hardwood floors and freshly painted, this home is move-in ready. Includes a 7' x 10' outbuilding for storage. Easy walking distance to all of the amenities the downtown White Sulphur area has to offer, to include shops, restaurants, The Schoolhouse Hotel and The Greenbrier. The town of Lewisburg, The Greenbrier Valley Airport (LWB), and the West Virginia School of Osteopathic Medicine are all an easy 15 minute drive. Seller offering Buyer a credit at Closing! Check it out and don't let this one pass you by!

Realtor.COM Type Residential - Single Family

Contract Information

Type of Sale	Traditional/Conventional	List Price	150,000
Status	Active	Status Change Date	10/09/2023

Location, Legal & Taxes

County	Greenbrier	Area	White Sulphur Corp
Taxes	247.38	Tax Year	2023
Map (Tax Ticket)	12	Parcel (Tax Ticket)	221
Deed Book	506	Page	258
Zoning	Residential		

General Property Description

Property Type	Residential	Year Built	1916
Construction Type	Site-built (Stick)	Style	1 Story
Total Rooms	4	Total Bedrooms	2
Total Bathrooms	1	Total Full Baths	1
Garage Type	None	Lot Acres	0.09
Flood Plain	No		

Property Remarks

Directions From Harts Run in White Sulphur Springs, take Route 60 East approximately 3+ miles to the light at Big Draft Rd. Turn right onto Dry Creek Rd. Turn right on Church St (third street from Rt 60). House is the 2nd house on the right.

Details

Flooring:	Hardwood; Laminate	Owner Update W/5 yr:	Bathroom Updated (Year): 2022; Flooring Updated (Year): Utility Room; Kitchen Updated (Year): 2022; Lighting Fixtures (Year): 2022, 2023; Painting Exterior (Year): 2022; Painting Interior (Year): 2022; Plumbing Updated (Year): 2022; Porch/Deck/Patio Add (Year): 2022 -
Countertops Kitchen:	Laminare		New Front; Roof Replaced (Year): 2022; Siding Replaced (Year): 2022; Window Replacement (Year)
Countertops Bath:	Solid Surface		
Items to Convey:	Ceiling Fans; Microwave; Range/Oven; Refrigerator; Window Treatments	Exterior Material:	Vinyl
Fireplace/Stove:	Fireplace/Free Stand: Electric - Conveys	Foundation:	Block
Mech/Elect Systems:	High Speed Internet	Roofing:	Age of Roof: 2022
Air Conditioning:	None	Features Exterior:	Porch: Front 7' x 14'
Heating:	Forced Air	Utilities:	Fuel: Gas; Water: City; Sewer: City
		Miscellaneous:	HOA: No; Elementary School: White Sulphur; Junior High School: East Greenbrier Jr.; High School: Greenbrier East

Room Name	Level	Length	Width	Area	Remarks	Room Name	Level	Length	Width	Area	Remarks
Living Room	Main	15	13	195		Master Bedroom	Main	13	11	143	
Kitchen	Main	13	9	117		Bedroom 2	Main	10	10	100	
Utility Room	Main	7	7	49		Master Bathroom	Main	10	5	50	

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Latitude: 37.792884171993066, Longitude: -80.29886259227256



This adorable cottage, located in the heart of White Sulphur Springs, has just been renovated to include new energy-efficient double-pane windows, siding, shutters, roof, and gutters and is waiting for its new owner!

Step onto the adorable front porch, which was completely replaced in 2022, and make your way past the seating area, where morning coffee can be enjoyed, into the cozy living room. This space features windows on two walls for maximum light, original Oak hardwood flooring, an electric fireplace and flat screen TV (which convey), ceiling fan and access to the Kitchen. The Kitchen, also recently updated, includes clever built-in shelving for pantry and storage and newer appliances. The Laundry/Mud Room/Utility area is situated just off of the Kitchen and has been updated to include new sub-floor and laminate flooring. It has hook-ups for a washer and dryer and a door to the exterior. The rear covered porch overlooks the level and easy-to-maintain back yard. The back yard is also fenced/walled on three sides so perfect for a pet. Enjoy the firepit while relaxing with your favorite beverage.

Just off of the Kitchen is a hallway leading to two bedrooms and a bathroom. Both bedrooms are well-proportioned and also have original hardwood flooring with closets and ceiling fans. The full bathroom has also been updated to include new laminate flooring, plumbing fixtures, and lighting.

This home is within easy walking distance of all the amenities the downtown White Sulphur area has to offer, to include shops, restaurants, The Schoolhouse Hotel and The Greenbrier. The town of Lewisburg, The Greenbrier Valley Airport (LWB), and the West Virginia School of Osteopathic Medicine are all an easy 15 minute drive.

If you are looking for a sweet, low-maintenance cottage in an established White Sulphur Springs neighborhood, look no further. Call today to set up a showing and make it yours!



130 Church Street
White Sulphur Springs, WV 24986

Home Information

- 1 story
- Total Square Feet: 809
- Year Built: 1916
- Total Rooms: 4
- Bedrooms: 2
- Total Bathrooms: 1
- Full Bathrooms: 1
- Floors: Original Oak hardwood, laminate

Land

- Not in the flood plain
- Lot: .09
- Level back yard
- The back yard is walled or fenced on three sides

Construction

- Wood Frame/stick built
- Foundation: Block
- Crawl Space
 - With vapor barrier
- Insulation: Batt in floor, walls, and ceiling
- Siding: New vinyl
- Roof: Asphalt shingles
 - Age of Roofing: 2022
- Windows: Replacement, double pane (except kitchen window). Some completed in 2012, remaining completed in 2022
- Gutters: Yes
- Water heater: Natural gas, 50 gallon, @20+ years old
- Washer/dryer hook-up: Yes
- Smoke Detectors: Yes
- Carbon Monoxide Detector: Yes

Items to Convey:

- **House:** Range/Oven, Refrigerator, microwave, electric fireplace unit, ceiling fans, window treatments, Living Room TV, firepit ring
- **Outbuilding:** 7' x 10'

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Heating & Cooling

- Heating:
 - Natural gas furnace (access to unit is by removable panel to right of the refrigerator. Panel held in place by a couple of screws)
 - Electric fireplace unit
- Cooling
 - None
- The furnace is operational but is an older unit. The Seller is offering an \$8,500 credit to Purchaser at closing for a new HVAC system (estimate options from West Virginia Heating & Cooling available upon request)

Legal & Tax Information:

- Greenbrier County
- White Sulphur Corporation District (17)
- Map: 12
- Parcel: 221
- Deed Book: 506, Page: 258
- 2022 Taxes: \$247.38

Utilities

- City Water
- City Sewer
- Electric
- Natural gas
- Internet
- Cellphone:
 - Various carriers, good service

Measurements

- Home Structure: 28' x 32'
- Living Room: 14.9 x 13.25
- Kitchen: 8.5 x 13.25
- Utility/Mud Room: 6.5 x 6.5
- Bedroom #1: 13.15 x 11
- Bedroom #2: 9.5 x 10.25
- Bathroom: 9.5 x 5
- Front porch: 14 x 7
- Rear porch: 6.75 x 7.5

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Highlights:

- Within walking distance to The Schoolhouse Hotel, The Greenbrier and local White Sulphur shopping and restaurants
- Easy 15 minute drive to Lewisburg, the West Virginia School of Osteopathic Medicine and the Greenbrier Valley Airport

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Home Updates

- Kitchen and Bathroom newly renovated
- New Pex plumbing
- Replaced water supply line from the meter to the house in 2014
- Installed pressure reducing valve in 2020
- Replaced sewer drain lines in 2006
- New sub-floor and laminate floor in Utility/Mud Room
- Water heater vented with double-wall pipe and drained properly to meet code
- New laminate floor in Bathroom
- New exterior siding
- New replacement windows (except one Kitchen window over sink)
- New light fixtures and ceiling fans
- New plumbing fixtures
- New shutters
- New front porch
- New roof
- New gutters
- Interior completely repainted
- New duct for bathroom fan
- New smoke/carbon monoxide detectors in each bedroom
- New LED closet light fixtures
- New vapor barrier in crawl space
- New GFCI outlets

Front



Front

3 2023.08.07 (5)



Side

5 2023.08.07 (17)



Rear

2 2023.08.07 (4)



Front

4 2023.08.07 (7)



Side

6 2023.08.07 (20)



View from back of lot towards house

7 2023.08.07 (31)



Back porch

8 2023.08.07 (28)



Back porch

9 2023.08.07 (29)



View of yard from back porch

9a 2023.08.07 (23)



Rear yard

10 2023.08.07 (24)



Rear/side

2023.10.08 Crawl (1)



Crawlspace insulation & vapor barrier

2023.10.08 Crawl (2)



Crawlspace insulation & vapor barrier

11 2023.08.07 (16)



Front porch

12 2023.08.07 (26)



Living Room

13 2023.08.07 (34)



Living Room

14 2023.08.07 (32)



Living Room

14a 2023.08.07 (35)



Furnace thermostat

15 2023.08.07 (33)



Electric fireplace

15a 2023.08.07 (62)



Living Room

16 2023.08.07 (40)



Entry to Kitchen from Living Room

17 2023.08.07 (38)



Storage

18 2023.08.07 (37)



Storage

18a 2023.08.07 (80)



Storage

19 2023.08.07 (46)



Kitchen

20 2023.08.07 (47)



Kitchen

20a 2023.08.07 (73)



GE microwave

20b 2023.08.07 (74)



Frigidaire stove

20c 2023.08.07 (75)



Frigidaire oven

20d 2023.08.07 (76)



Kitchen sink (the kitchen window is the only non-replacement window)

21 2023.08.07 (42)



Kitchen

22 2023.08.07 (45)



Utility/laundry/mud room

23 2023.08.07 (65)



Kitchen/Hall

24 2023.08.07 (57)



Master Bedroom

25 2023.08.07 (59)



Master Bedroom

26 2023.08.07 (60)



Master Bedroom

27 2023.08.07 (66)



Master Bedroom

28 2023.08.07 (67)



Bedroom 2

29 2023.08.07 (69)



Bedroom 2

30 2023.08.07 (71)



Bedroom 2

31 2023.08.07 (54)



Bathroom

32 2023.08.07 (55)



Bathroom

33 2023.08.07 (64)



Bathroom

34 2023.08.07 (61)



Hall

35 2023.08.07 (79)



Living Room/door to Front Porch

2023.10.04 Sydenstricker Drone Aerial



Aerial

36 2023.08.07 (1)

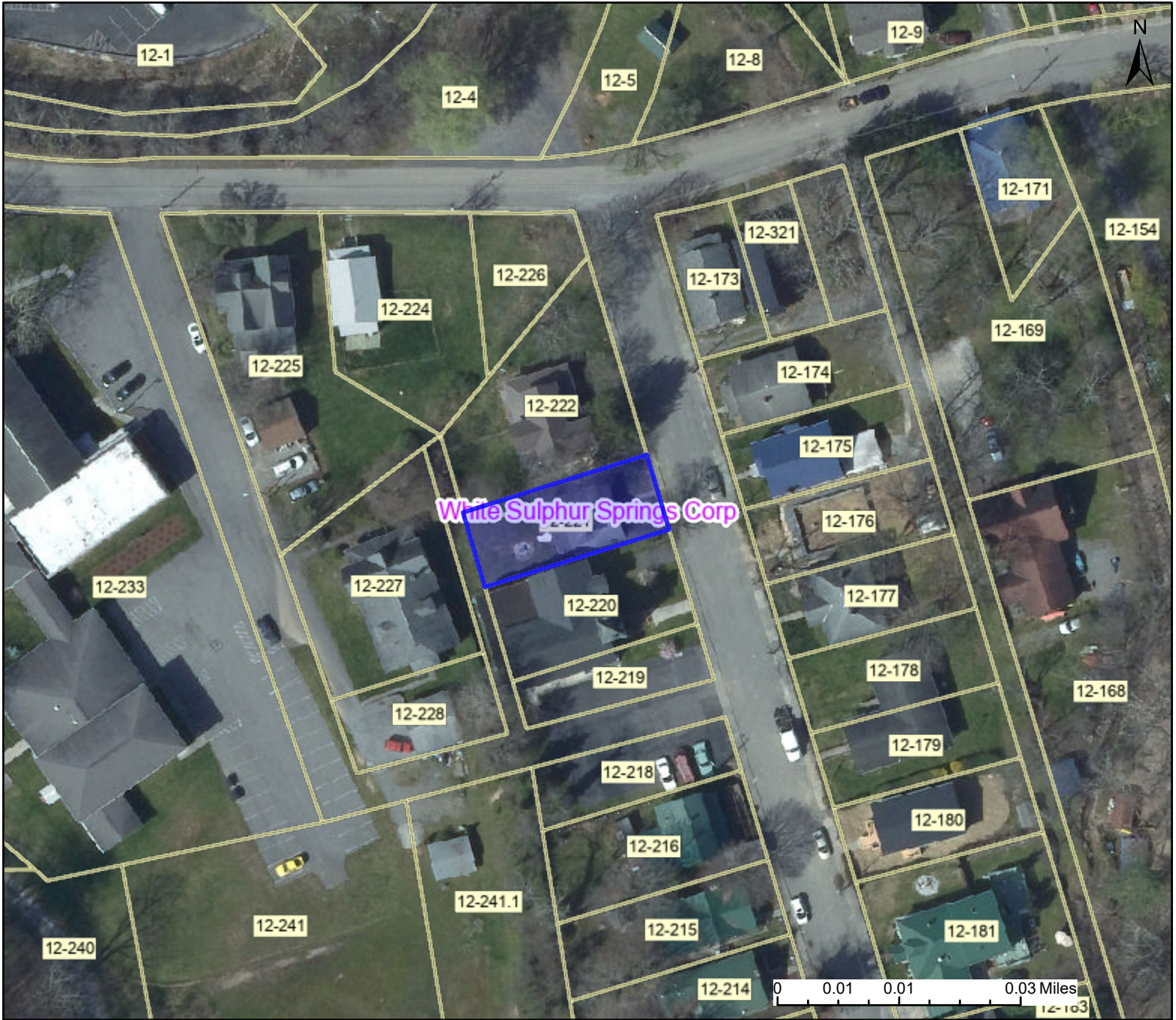


Front

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PARCEL ID: 13-17-0012-0221-0000



Legend

District

 Districts

Parcel

 WVParcels

User Notes:

Map created on July 14, 2023

Owner(s):

SYDENSTRICKER ADAM L

Address:

20 CHURCH ST WHITE SULPHUR SPRINGS
24986

Class Type:

Residential

Legal Description:

LOT 46 GARING ADDITION; FROM 1ST
BAPTIST CHURCH

130 CHURCH ST
WHITE SULPHUR SPRINGS, WV 24986

WV Flood Tool
Remember: When In Doubt, It's Not Out!

Views: Public | Expert | Risk MAP | Flood- | Reference - | Basemaps - | Search: 130 Church St, White Sulphur Springs, WV | Tools

Zone AE FLOODWAY

Information Panel:

- Flood Hazard Area:** Location is NOT WITHIN any identified flood hazard area. Unmapped flood hazard areas may be present.
- Flood Zone:** Out of Flood Zone
- Stream:**
- Watershed (HUC8):** Greenbrier (5050003)
- FEMA's Flood Map:** 5402500670F | NFHL
- Map Effective Date:** 7/5/2023
- Contacts:** Greenbrier
- Community:** City of White Sulphur Springs
- Freeboard:** 2 ft | **CRS Class:** 10 | **CID:** 540045
- Location (lat, long):** (37.792863, -80.296842)
- Location (UTM 17N):** (4183064, 561733)
- External Viewers:** [Social media icons]
- Elevation:** 1857.9 ft (Source: FEMA 2016)
- Address:** 130 CHURCH ST, White Sulphur Springs, WV, 24986
- Parcel:** 13-17-0012-0221-0000 | Assessment
- Flood Risk Information:** Flood Risk Assessment: N/A | 3D Flood Visualization: N/A

Scale: 1:1,128
@WVGIS Leaf-Off Mixed-Resolution Imagery

Greenbrier County Sheriff's Tax Office

Greenbrier County Real Property



Tax Year: 2023 Account Number: 00038401
 Ticket #: 0000033709 Taxpayer I.D.:
 District: 17 - WHITE SULPHUR CORP

Property Owner	Property Description
SYDENSTRICKER ADAM L 599 ROWAN RD WHITE SULPHUR, WV 249864033 Lending Institution:	LOT 46 GARING ADDITION FROM 1ST BAPTIST CHURCH <hr/> Map/Parcel: 12 / 0221 0000 0000 Lot Size: Acreage: Book: 506 Page: 258

Tax Class: 2

Homestead Exemption: None

Back Tax: None

Exoneration: None

Prior Delinquents: None

Special Disposition: None

ASSESSMENT:

Assessment	GROSS	NET	TAX (1/2 Year)
Land	4980	4980	
Building	16080	16080	
Total	21060	21060	126.86

DUE: First Half: 127.81 If paid by: 10/31/2023 Second Half: 123.69 If paid by: 03/01/2024 Total Due: 251.50 If paid by: 10/31/2023

PAYMENTS RECEIVED:

	First Half	Second Half
Net	.00	.00
Discount	.00	.00
Interest	.00	.00
Total	.00	.00
Date	none paid	none paid

Please Remit Payment (if any) to: Greenbrier County Sheriff's Tax Office
 912 Court St. N. Ste. 3
 PO Box 347
 Lewisburg, WV 24901

Or call (304) 647-6609 with questions.