

**1529, CLEAR BROOK, DRIVE, SUGARCREEK TOWNSHIP,  
OH, 45440**

<https://www.flourishteam.com>

1529, Clear Brook,  
Drive, Sugarcreek  
Township, OH,  
45440



**\$649,900**



Welcome home to this sprawling brick ranch nestled on a 1.23 acre cul-de-sac lot in Bellbrook’s sought-after Eagle Rise community in Sugarcreek Township. Enjoy peaceful pond views, scenic walking paths, charming gazebo & benches creating a truly picturesque setting. Offering 3,164 SF this thoughtfully designed home features 4 bedrooms 2 full baths & a powder [...]

- 4 beds
- 3.00 baths
- Single Family
- Residential
- Active
- 3164 sq ft

**Rooms & Units Description**

**Rooms Total: 11**

**Room Count: 11**

**Number Of Full Baths On Level 1: 2**

**Number Of Half Baths On Level 1: 1**



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## Location Details

**County Or Parish:** Greene

**School District:** Sugarcreek

**Zoning:** Residential

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## Property Details

**Lot Dimensions:** .

**Parcel Number:** L32-0001-0013-0-0147-00

**Construction Type:** Brick

**Levels:** 1 Story

**Subdivision Name:** Eagle Rise Sec 05

**Distressed Property:** None

**Transaction Type:** Sale

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## Property Features

**Outside Features:** Cable TV,Patio,Walking Trails, Cable TV,Patio,Walking Trails

**Inside Features:** Vaulted Ceiling,Walk in Closet

**Appliances:** Dishwasher,Dryer,Microwave,Range,Refrigerator

**Basement:** Slab

**Heating:** Natural Gas

**Cooling:** Central

**Kitchen Features:** Pantry

**Garage:** 3  
Car,Attached,Opener,Storage

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## Miscellaneous

**Virtual Tour URL:**

<https://dl.dropboxusercontent.com/scl/fi/hr86q7rutzwm6io01wyxh/1529-Clear-Brook-Dr.mp4?rlkey=6lzlefxn7gphebnobmngx1jkb&raw=1>

**HOA Fee Frequency:** Annually

**Assessments:** of record

**HOA  
Condo  
Fee:**  
200.00

**Taxes  
Semi  
Annual:**  
4022.22

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## Courtesy of



**Office Name:** eXp Realty

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