

# 9381, RIDINGS, BOULEVARD, WASHINGTON TWP, OH, 45458

<https://www.flourishteam.com>

9381, Ridings, Boulevard, Washington TWP, OH, 45458



\$2,199,000



Welcome to this custom-built R.A. Rhoads masterpiece, nestled on 2.4 stunning acres in the prestigious Trails of Saddlecreek. This home seamlessly combines exceptional craftsmanship with modern luxury, offering a harmonious blend of privacy and community. Every detail has been meticulously crafted to deliver an unparalleled living experience. Step inside to an open floor plan where [...]

- 5 beds
- 4.00 baths
- Single Family
- Residential
- Active
- 6142 sq ft

## Rooms & Units Description

**Rooms Total:** 18

**Number Of Full Baths On Level 1:** 2, 0

**Room Count:** 18

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



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## Location Details

**County Or Parish:** Montgomery

**School District:** Centerville

**Directions:** Spring Valley to Clyo to Right on Saddle Creek Trail, Right on Ridings Blvd.

**Zoning:** Residential

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## Property Details

**Lot Dimensions:** 2.4405 acres

**Parcel Number:** O67-22342-0004

**Construction Type:** Brick,Shingle,Stone

**Levels:** 1 Story

**Subdivision Name:** Trails/Saddle Crk Sec 01

**Distressed Property:** None

**Transaction Type:** Sale

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## Property Features

**Outside Features:** Fence,Lawn Sprinkler,Patio,Porch, Fence,Lawn Sprinkler,Patio,Porch

**Inside Features:** Bar / Wet Bar,Cathedral Ceiling,Gas Water Heater,High Speed Internet,Jetted Tub,Paddle Fans,Security / Surveillance,Smoke Alarm(s),Walk in Closet

**Utilities:** 220 Volt Outlet,City Water,Natural Gas,Sanitary Sewer,Storm Sewer

**Appliances:** Cooktop,Dishwasher,Garbage Disposal,Microwave,Range,Refrigerator,Wall Oven

**Basement:** Finished,Full

**Heating:** Air Cleaner,Forced Air,Humidifier,Natural Gas

**Cooling:** Central

**Fireplace:** Three or More

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

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## Miscellaneous



**Virtual Tour URL:**

<https://view.spiro.media/order/17ae4187-8227-464d-fe9d-08dc808fa3b3?branding=false>

**HOA  
Condo  
Fee:**  
225.00

**HOA Fee Frequency:** Monthly

**Taxes  
Semi  
Annual:**  
10626.63

**Assessments:** Of Record

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## Courtesy of

**Office Name:** Glasshouse Realty Group

**Agent Email:** [kunal@kunalpatelgroup.com](mailto:kunal@kunalpatelgroup.com)

**Agent Name:** Kunal N Patel

**Agent Phone:** (937) 248-3061

