

1001 Secret Trail, Sugar Hill, GA 30518

Best Features

- **4 bed / 2.5 bath home with full daylight basement with walkout to exterior.**
- **Meticulously maintained home, and sellers are only the 2nd owners of the property.**
- Located on .32 acres with a large private backyard partially wooded & secluded.
- Located in the popular Sugar Hill. Close to everything!
- Located in an area with Excellent Schools:
 - Sugar Hill Elementary ranks 9/10 on GreatSchools.org
 - Lanier Middle School ranks 8/10 on GreatSchools.org
 - Lanier High School ranks 8/10 on GreatSchools.org
- Upgraded light fixtures and finishes throughout the home.
- NEW interior paint and upgraded wallpaper (peel and stick type for easy removal if desired).
- NEW kitchen cabinets (2023) with soft close doors and drawers, including quartz countertops
- NEW dishwasher (2023)
- Landscaped front yard.
- Gutters with gutter guards.
- High Ceilings Throughout - 9' & 10' Main Level, 9' Basement. The home feels very spacious and open.
- Separate Dining Room sized to seat 10-12 people.
- Solid oak hardwood floors on main level and solid wood stairs to 2nd floor.
- Storage galore throughout the home!
- NEW upgraded door hardware throughout the interior and exterior (2023).
- NEW white window shades in the bedrooms, dining and office areas.
- Tankless water heater.
- Dual HVAC systems (2021) for efficient heating & cooling of home.
- Air Ducts recently sealed in attic to increase efficiency.
- NEW triple insulated garage door (2023)
- NEW Remote controlled ceiling fans in all the bedrooms (2024)
- NEW Ring Security System (video doorbell, window and door sensors throughout home)
- Relatively level backyard has a large area that could easily be fenced in for a dog or for extra play space.
- Great storage throughout the home including 3 pantries, numerous closets and a full basement.
- Large storage area in the garage.
- Full daylight basement with high ceilings, connected to interior and with walkout to the exterior. Could easily finish the space to boost the home's value.
- Large and wooded backyard with separate area for play equipment or chairs/firepit area.
- Large back deck off the kitchen, perfect for entertaining.
- Convenient to I-985, I-85 and Hwy 400, shopping, Lake Lanier, numerous walking trails in Sugar Hill and Suwanee, Parks, year-round Gwinnett County indoor/outdoor pools.
- Walking distance to Lanier High School.