

# ELK COUNTY REAL ESTATE LLC

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Property Address: 749 Washington St., St. Marys

Price: **\$135,000**

Listing Number /MLS#: 940-18/18-171

Tax Parcel #: 13-13-205-65-64

Deed book/Page : 2002,522

Taxes: City: \$ 863.68

School: \$ 824.69

School District: St. Marys

Property Type: Residential

Zoning: Residential

Lot Size: 75 x 200

Age: 1935

Apprx. Sq Ft: 1,650

Heat source/Avg: Nat. gas/Wood \$43

Roof/Age: Shingle



Total Rooms-7 Bedrooms-3 Baths- 1.5

Living Room- 23'2 x 12'2 Carpet

Dining Room Main-11'4 x 12'4 Laminate

Kitchen- 11'4 x 9'11 Updated

Half Bath- Main

Bedroom - Upper 12'5 x 11'2 Right, large closet.

Bedroom - Upper 10' x 12'2 Front, left.

Bedroom - Upper 9'6 x 12'2 Back, left.

Bath - Upper

Laundry- Upper 4'10 x 6'10

Bonus Room- Upper 9'7 x 13'1 Finished Attic used as a bedroom.

Water: Municipality

Sewage: Municipality

Listing Agent: David Larkin

Inclusions: Dishwasher, microwave, range, refrigerator.

This charming 2 story offers a beautifully landscaped large lot and privacy, while being close to "town!" The spacious floor plan offers 3-4 bedrooms with a finished attic, a remodeled kitchen, 1.5 bathrooms, 2nd floor laundry, and a functional basement. A detached 2 car garage features a finished 2nd floor bonus space. Spend your summer days in this wonderful backyard!

The foregoing is based upon information furnished to us by sources deemed to be reliable but no responsibility is assumed by reason of error, inaccuracies, omissions, prior sale, change in price and/or withdrawal without notice.