

ELK COUNTY REAL ESTATE LLC

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Property Address: 300 Shawmut Ave, Johnsonburg

Price: \$29,500

Listing Number/MLS#1195-19/19-265

Tax Parcel #:11-12-126-1265

Deed book/Page:2014-1,972

Taxes: City: \$778.93

School: \$ 568.75

School District: Johnsonburg

Property Type: Residential

Zoning: Residential

Lot Size: 125 x 120 x 100 x 30 (0.19ac.)

Age: 1929

Apprx. Sq Ft: 1,784

Heat source/Avg Nat Gas FA \$77

Roof/Age Shingle 2013



Total Rooms-7 Bedrooms-3 Baths-1

Living Room- 13'9 x 15'6 Electric wall fire-
place

Dining Room- 10'5 x 10'11 open to kitchen bar

Kitchen- 10'2 x 15'3 Oak with cook top, ovens
refrigerator

Family Room- 10' x 18'2 Picture window view
to front area

Laundry- Main 4'1 x 11'6 Spacious with clothes
hanging area

Foyer - 9'1 x 10'8

Bedroom-Upper 11'10 x 13'9

Bedroom- Upper 11'5 x 11'6 has captive bed-
room

Bedroom- Upper 10'2 x 11'4

Bath- Upper 7'8 x 8'11 New with tub/shower

Amenities- Small barn/shed

Inclusions- Dryer, Range, Refrigerator,
Washer, Wind/Cov

Water: Municipal

Sewage: Municipal

Listing Agent: Barb Feidler

Nice and big with a beautiful spacious oak kitchen with a JennAir cook top, wall convection oven and wall microwave oven. Adjoining dining room with access to the kitchen bar. Huge laundry with clothes/coat hanging area. Large family room with picture window and large living room with electric wall fireplace. Spacious entry off one of the two porches. Three good sized bedrooms with one you can use as a 4th captive bedroom or make it your walk-in closet/dressing room or office. Very large modern bathroom! Very high ceilings in the stone foundation basement with a Lennox hot water furnace and breaker electric main. Outside there is an older single car garage and a shed/barn that was formerly a chicken coop. Lots of space to move and grow in this spacious well built home!

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.