



119 South 7th Street, St. James, MN 56081
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Address:	36522 Sturm Avenue St. James, MN 56081	Living Room:	13'3" x 21'3"	Heating System:	F/A Fuel Oil
Type:	Acreage	Dining Room:	12' x 15'6"	Electrical Service:	200 Amp CB
Owner:	Adrian	Kitchen:	11' x 15'6"	Water Heater:	50 gal electric
Age of Home:	Effective 60 +/-	Breakfast Area:	8' x 11'7"	Water Softener:	None
Lot Size:	8-9 acres subject to survey	Cabinets:	Oak	Attached Garage:	24' x 26'
2018 Taxes:	\$1,500 est. HS	Bedroom:	11'5" x 12'4"	Roof:	Asphalt
Spec. Assess.:		Up Bedroom:	11'6" x 14'	Exterior:	Siding
1st Floor Sq Ft:	1,602	Up Bedroom:	9'9" x 10'7"	Interior Trim:	Oak Fir
2nd Floor Sq Ft:	572	Up Bedroom:	9'8" x 10'7"	Interior Walls:	Sheet rock & plaster
Basement:	36' x 38' less 2' x 16'	Entry by Garage:	9' x 10'	Wells:	1
		Office:	9' x 10'	Baths:	2 full and 1 3/4
		Bsmt Rec Room:	14'10" x 34'6"	Shower:	1

Features: Very attractive acreage on the southeast edge of Butterfield. One and half story home with a large kitchen, dining, living room, breakfast area, master bedroom, full bath, 3/4 bath, and utility on the first floor along with an office between the house and 2 car attached garage. The second floor has 3 bedrooms and a full bath. This home has a very good foundation and basement that could provide a lot of uses. There are many outbuildings with this property which consists of a one story barn 42' x 56' with a newer roof, machine shed, and a couple other small out buildings that would be good for hobbies. This layout has approx. 2.2 acre building site with a lot of trees including fruit trees, evergreens, and has an additional 6.6 acres of farmland with it. This would be an ideal property living on the edge of town with an acreage for hobbies and has many uses. This home has rural water.

Legal Description: 8-9 acres subject to survey, see attached map
Parcel: Part of 03.027.0100
Price: \$139,500



For more information call or stop in at Mayberry Realty
 Tom Mayberry Cell Phone (507) 317-0788
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Visit our Website at www.mayberryrealty.net
 Remarks: The information on this sheet is believed to be accurate, but we are not responsible for any errors regarding this information.