



119 South 7th Street, St. James, MN 56081
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Address:	1111 2nd Ave S St. James, MN 56081	Living Room:	15'3" x 16'	Heating System:	F/A NG
Type:	Ranch	Kitchen:	12'2" x 15'4"	Air Conditioning:	Central
Owner:	Taylor Berg	Cabinets:	Fir	Electrical Service:	100 Amp CB
Age of Home:	59 +/- Years	Family Room:	12' x 12'1"	Water Heater:	50 Gal Electric
Lot Size:	95' x 150' + 75' x 150'	Bedroom:	9'8" x 10'3"	Water Softener:	Yes, Owned
2023 Taxes:	\$1,028 HS	Bedroom:	9' x 9'8"	Attached Garage:	16' x 26'
Spec. Assess.:	\$35 Recycling	Bedroom:	9' x 10'	Roof:	Asphalt
1st Floor Sq Ft:	1,144 +/-	Bedroom:	8'1" x 13'	Exterior:	Embossed Masonite
Basement:	Full	Baths:	2	Interior Trim:	Fir
LL Rec Room:	14' x 24'	Shower:	1	Interior Walls:	Sheetrock
				Wells:	None Known
				Extra garage:	26' x 30'

Features: This is a very nice one-story located in the east part of St. James and an extra 75' x 150' lot with 26' x 30' 2-stall garage with vinyl siding. Featuring very spacious kitchen and eating area, very nice sized living room, four bedrooms, full bath/shower, very nice back entry with possible laundry area, attached 1 ½ stall garage, asphalt shingles and embossed masonite siding. Full basement with 2 sump pumps, forced air furnace with central a/c, circuit breaker electrical, two steel beams for support, ¾ bath and basement could be finished for a family room. There is a 10' x 12' detached porch/sunroom. Property has been renovated, adding 4th bedroom, refinished floors and repainted throughout. Lots of outdoor area with both lots totaling 150' x 170'. Must see to appreciate!

Legal Description: Lot 4, W 95' of E 475' of W 1,050' Exc N 15',
 E 75' of W 575' of Lot 4 less N 15' Lot 12-13, Bertholet Subd/Govt and
Parcel: 20.179.0310 & 20.179.0290
Price: \$179,900



For more information call or stop in at Mayberry Realty
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 Remarks: The information on this sheet is believed to be accurate, but we are not responsible for any errors regarding this information.