



119 South 7th Street, St. James, MN 56081
 Phone: 507-375-3171 ▪ Fax: 507-375-5400
 Website: www.mayberryrealty.net
 Email: mayberry@mayberryrealty.net



Address:	1026 5th Street South St. James, MN 56081	Living Room:	14'3" x 18'	Heating System:	FA - NG
Type:	Split Level	Dining Room:	9' x 11'	Air Conditioning:	Central
Owner:	Rick & Barb Bak	Kitchen:	8' x 12'	Electrical Service:	200 Amp CB
Age of Home:	27+/- Years	Cabinets:	Custom Oak	Water Heater:	40 Gal NG
Lot Size:	100' x 150'	Family Room:	12'x24' + 6'x13'	Water Softener:	Culligan, Owned
2024 Taxes:	\$3,000 HS	Bedroom:	12'4" x 12'10"	Garage:	24'x26' + 6'x8'
Spec. Assess.:	\$35 Recycling	Bedroom:	11' x 12'6"	Roof:	Asphal 2024
Upper Level:	1,246	LL Bedroom:	10' x 10'5"	Exterior:	Vinyl & Brick
Lower Level:	1,246	LL Bedroom:	10'7" x 12'	Interior Trim:	Oak
Deck:	12' x 15'	Baths/Shower:	2 / 2	Interior Walls:	Sheetrock
Patio:	10' x 20' approx	Entry:	8'4" x 9'4"	Shop:	16' x 22'
		Laundry Room:	6' x 10'		

Features: This is a very nice custom-built, home located on Frosty Lane in the South side of St. James. There is a nice sized entry, steps with oak railing to the upper level which has living room with vaulted ceiling, formal dining area with new patio door the new cedar deck, kitchen with Custom Oak Colonial Cabinets from Worthington, breakfast bar, full bathroom, two bedrooms with primary having walk-in closet. The lower level has family room with Kozy heat gas fireplace, mechanical area, full bathroom, laundry room, and two additional bedrooms. This home has Liteform poured wall foundation, attached oversized double garage that is heated, new roof in 2024, patio, vinyl siding with brick accents. There is a detached shop also heated and insulated with 110 & 220 circuits, cabinets and workbenches. Property sits on 100' x150' private lot with lots of room for gardening. This home has had lots of care and improvements, it is 100% turn-key ready and could be your new dream home! Schedule your showing today.

Legal Description: Lot 2, Block 1,
 Sorensen's 4th Addition
Parcel: 20.609.0020
Price: \$314,500



For more information call or stop in at Mayberry Realty
 Tom Mayberry Cell Phone (507) 317-0788
 Gary Sturm Cell Phone (507) 327-6246
 Kelly Brown Cell Phone (507) 317-5590

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.



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