



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:	812 9th Street South St. James, MN 56081	Living Room:	13'3" x 20'7"	Heating System:	Lennox FA NG
Type:	1 1/2 Story	Dining Room:	11' x 14'4"	Air Conditioning:	Central
Age of Home:	93+/-	Kitchen:	12' x 16'	Electrical Service:	150 Amp CB
Lot Size:	75' x 150'	Cabinets:	Oak	Water Heater:	50 Gal Electric
2024 Taxes:	\$912 HS	Family Room:	12'6" x 33'	Water Softener:	Yes, Own
Spec. Assess.:	\$35 Recycling	Bedroom:	11'7" x 12'2"	Garage:	18' x 20'
1st Floor Sq Ft:	1,255	Bedroom:	11'7" x 12'4"	Garage:	18' x 22'
2nd Floor Sq Ft:	20' x 37'= 740	Up Bedroom:	9' x 9'7"	Roof:	Asphalt
Basement:	1,223	Up Bedroom:	13'3" x 18'2"	Exterior:	Stucco
Wells:	None Known	Baths:	Full, Half & 3/4	Interior Trim:	Oak / Birch
		Showers:	2	Interior Walls:	Plaster
		Storage:	8' x 10'		

Features: This is a very attractive 1 ½ story home located in a nice location in the SW part of St. James. There is a kitchen with all new cabinets and countertops and flooring, formal dining room with lots of oak woodwork, very nice living room with lots of windows, cute front entry with bench and solid oak door. There is a full bathroom with new stool and vanity, and all new flooring, and two very nice sized bedrooms with closets and new carpet all on the first floor. Upstairs has two additional bedrooms, half bath, hardwood floors, lots of built-ins, and tons of storage. There is a full basement that has a lot of potential for finishing. Property is heated with a forced air furnace and has an updated central air unit, updated 150amp CB electrical service with all new fixtures throughout the home. The stucco exterior of the home was freshly painted. There are two detached garages, both with cement floors and new shingles. This is a lovely home with many improvements and is move-in ready.

Legal Description: Lot 2, Block 18,
 Close Addition, City of St. James
Parcel: 20.201.1500
Price: \$174,900



Call or stop in at Mayberry Realty (507) 375-3171
 Tom Mayberry Cell Phone (507) 317-0788
 Gary Sturm Cell Phone (507) 327-6246
 Kelly Brown Cell Phone (507) 317-5590

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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.