



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:	1019 Westwood Dr St. James, MN 56081	Living Room:	14'2" x 16'	Heating System:	FA NG
Type:	Ranch	Dining Area:	11'6" x 13'6"	Air Conditioning:	Central
Owner:		Kitchen:	10'6" x 11'6"	Electrical Service:	200 Amp CB
Age of Home:	17 +/- Years	Cabinets:	Oak	Water Heater:	50 Gal Electric
Lot Size:	16,281 sq ft	LL Family Room:	22' x 26'	Water Softener:	Yes, Owned
2025 Taxes:	\$3,836 NHS	Primary Bedroom:	13'3" x 14'3"	Attached Garage:	24' x 32'
Spec. Assess.:	\$38 Recycling	Bedroom:	11'3" x 13'5"	Roof:	Asphalt
1st Floor Sq Ft:	1,568 +/-	Bedroom:	10'5" x 11'4"	Exterior:	Vinyl / Stone
Basement:	1,568 +/-	LL Storeroom:	21'8" x 24'8"	Interior Trim:	Oak
Deck:	12' x 16'	Baths:	1 & 2 3/4	Interior Walls:	Sheetrock
Patio:	12' x 12'	Shower:	3	Wells:	None Known
Patio:	12' x 23'	Front Entry:	5'5" x 9'		
		Laundry:	5' x 10'		

Features: Custom-built home along the northwest part of St. James with lots of landscaping and a beautiful flower bed. Home features vaulted ceilings, spacious front entry with ceramic floor, kitchen with lots of roll-out shelves & built-ins open to eating area with patio doors to 12' x 16' deck and adjacent 12' x 12' patio, open living room, full bath, 3 large bedrooms with walk-in closets, primary bedroom with adjoining ¾ bath with step-in shower, first floor laundry with ceramic floor. Lower level consists of 22' x 26' family room with two egress windows, ¾ bath, and nice sized storage room with lots of shelving. The home has 2' x 6' walls, Thermopane windows, energy efficient forced air furnace with central a/c, air exchange, central vac system, 200-Amp CB electrical service, 50-gallon electric water heater, owned water softener and RO drinking water system, and tiled around house with sump pump. Attached 3-stall garage with walk-out door to side yard, partial stone front, asphalt shingles, vinyl siding, 12' x 23' patio and 8' x 10' utility shed in the backyard. Must see to appreciate this custom-built home!

Legal Description: Lot 5, Block 1, Jand Addition

Parcel: 20.365.0060

Price: \$339,500



For more information call or stop in at Mayberry Realty
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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.



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