



119 South 7th Street, St. James, MN 56081
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Address:	1008 Armstrong Blvd S St. James, MN 56081	Living Room:	13'3" x 22'3"	Heating System:	HW NG
Type:	Ranch	Dining Room:	9' x 10'2"	Air Conditioning:	Central
Owner:	Lois Roberts	Kitchen:	11'4" x 11'9"	Electrical Service:	100 Amp CB
Age of Home:	68 +/- Years	Cabinets:	Oak	Water Heater:	40 Gal NG
Lot Size:	75' x 150'	Family Room:	12'8" x 24'6"	Water Softener:	Yes, Owned
2025 Taxes:	\$2,268 HS	Bedroom:	10'2" x 12'10"	Attached Garage:	12' x 45'
Spec. Assess.:	\$38 Recycling	Bedroom:	12'8" x 10'6"	Roof:	Asphalt
1st Floor Sq Ft:	1,208	Dwn Bedroom:	9'8" x 13'11"	Exterior:	Vinyl / Partial Brick
Basement:	1,008	Baths:	1 & 3/4	Interior Trim:	Oak
Breezeway:	10' x 20'	Shower:	2	Interior Walls:	Sheetrock
				Wells:	None Known

Features: This is a very nice one-story home located in a great location on the South side of St. James. The main level has a breezeway with front entry and patio doors to the deck, kitchen with all oak cabinets open to the eating area, front entrance into the living room, two nice sized bedrooms, and full bath. The basement is finished off with a family room, fireplace with gas insert and a wet bar, a room that has potential to be the third bedroom with walk-in closet, ¾ bath with step in shower, mechanical/laundry room, and lots of storage. This home is heated by hot water heat and has central air conditioning, 100 am cb electrical, 40 gallon gas water heater. The exterior of the home has vinyl siding, partial brick, vinyl windows, and asphalt shingles. There is an attached two stall garage with two overheads, one to the front and the other to the backyard which has a private deck, storage shed, lots of landscaping.

Legal Description: Unplatted in Section 24-106-32

Parcel: 20.024.2300

Price: \$199,500



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.