



119 South 7th Street, St. James, MN 56081  
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|                         |                                              |                      |               |                            |                       |
|-------------------------|----------------------------------------------|----------------------|---------------|----------------------------|-----------------------|
| <b>Address:</b>         | 1014 8th Avenue North<br>St. James, MN 56081 | <b>Living Room:</b>  | 12'6" x 17'4" | <b>Heating System:</b>     | FA NG                 |
| <b>Type:</b>            | Two Story                                    | <b>Dining Room:</b>  | 10'6" x 12'9" | <b>Air Conditioning:</b>   | Central               |
| <b>Owner:</b>           | Bruce Oliver                                 | <b>Kitchen:</b>      | 10'2" x 10'4" | <b>Electrical Service:</b> | 125 Amp CB            |
| <b>Age of Home:</b>     | 115 +/-                                      | <b>Cabinets:</b>     | Oak Veneer    | <b>Water Heater:</b>       | 40 Gal NG             |
| <b>Lot Size:</b>        | 50' x 149'                                   | <b>Up Bedroom:</b>   | 10'2" x 12'2" | <b>Water Softener:</b>     | None                  |
| <b>2025 Taxes:</b>      | \$920 HS                                     | <b>Up Bedroom:</b>   | 9'4" x 10'9"  | <b>Garage:</b>             | 24' x 24' + 10' x 12' |
| <b>Spec. Assess.:</b>   | \$38 Recycling                               | <b>Up Bedroom:</b>   | 9' x 10'8"    | <b>Roof:</b>               | Asphalt               |
| <b>1st Floor Sq Ft:</b> | 720                                          | <b>Baths:</b>        | 1 & 1/2       | <b>Exterior:</b>           | Vinyl                 |
| <b>2nd Floor Sq Ft:</b> | 720                                          | <b>Shower:</b>       | 1             | <b>Interior Trim:</b>      | Prefinished           |
| <b>Basement:</b>        |                                              | <b>Screen Porch:</b> | 10' x 12'     | <b>Interior Walls:</b>     | Sheetrock             |
|                         |                                              | <b>Deck:</b>         | 10' x 11'     | <b>Wells:</b>              | None Known            |

**Features:** This home has newer kitchen cabinets, attractive eating area, patio doors, screened in porch, sunken living room, 3 bedrooms, full bath and laundry area upstairs. Furnace and central a/c are 5 yrs old, thermopane windows, siding & roof approximately 5 years old. Double garage with an extra shop area. This home is located in a well established neighborhood, on a shady corner lot close in on the north side of St. James.

**Legal Description:** Lot 3, Block 5, Bass

Addition, City of St. James

**Parcel:** 20.176.0440

**Price:** \$139,500



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.