



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:	1305 9th Avenue North St. James, MN 56081	Living Room:	15'1" x 28'5"	Heating System:	FA NG
Type:	1 1/2 Story	Dining Room:	12'4" x 16'	Air Conditioning:	Central
Owner:	Jesus & Irene Aguilar	Kitchen:	9'6" x 15'6"	Electrical Service:	200 Amp CB
Age of Home:	96 +/- Years	Cabinets:	Oak	Water Heater:	50 Gal Electric
Lot Size:	109' x 150'	Family Room:	14'6" x 16'	Water Softener:	Yes, Owned
2026 Taxes:	\$2,016 HS	Bedroom:	11' x 12'	Garage:	26' x 32'
Spec. Assess.:	\$38 Recycling	Bedroom:	9'6" x 15'4"	Roof:	Asphalt
1st Floor Sq Ft:	800	Bedroom:	9'2" x 18'	Exterior:	Steel - House Vinyl - Garage
2nd Floor Sq Ft:	608	LL Rec Room:	14'6" x 16'9"	Interior Trim:	Oak
Basement:	800	Baths:	2 Full & 2 3/4	Interior Walls:	Sheetrock
Breezeway:	10' x 10'	Shower:	3	Wells:	None Known
		Enclosed Porch:	10' x 10'		

Features: 1 ½ story home located in the NE part of St. James in a well-established residential area. It has been completely remodeled, spacious kitchen with lots of oak cabinets, formal dining room, spacious living room, partial open stairway. Upstairs features 3 large bedrooms with lots of closets, a walk-in closet in the primary bedroom and ¾ bath. Basement is partially finished with a family room and ¾ bath, 200 Amp CB electrical & forced air natural gas furnace with a/c. This home has steel siding and vinyl siding on the garage. There is also an enclosed porch/breezeway and attached 2 ½ stall garage. The backyard has a 20' x 24' insulated shop with an attached 10' x 24' storage area and storage above the shop. This property is located on a spacious 109' x 150' corner lot with lots of trees & yard area.

Legal Description: Lots 14, 15, 16, 17, Block 1,
Highland Park Addition, City of St. James
Parcel: 20.326.0120
Price: \$169,900



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.