



119 South 7th Street, St. James, MN 56081
Phone: 507-375-3171 • Fax: 507-375-5400
Website: www.mayberryrealty.net
Email: mayberry@mayberryrealty.net



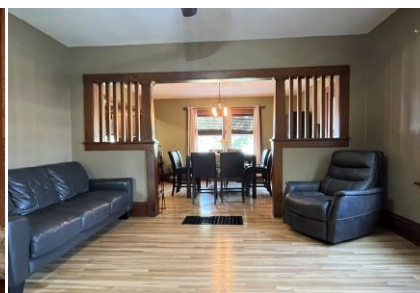
Address:	204 8th Avenue North St. James, MN 56081	Living Room:	13'5" x 14'	Heating System:	FA NG
Type:	2 Story	Dining Room:	11'5" x 14'	Air Conditioning:	Central
Owner:	Fatima Sandoval Estrada	Kitchen:	11' x 13'	Electrical Service:	200 Amp CB
Age of Home:	108 +/- Years	Cabinets:	Oak	Water Heater:	50 Gal Elec
Lot Size:	93' x 164'	Up Bedroom:	10'3" x 14'	Water Softener:	Yes, Owned
2026 Taxes:	\$1,922 HS	Up Bedroom:	10'4" x 11'	Attached Garage:	26' x 40'
Spec. Assess.:	\$38 Recycling	Up Bedroom:	9'7" x 10' + 8' x 15'	Detatched Garage:	20' x 36'
1st Floor Sq Ft:	1,053	Baths:	1 & 1/2	Roof:	Steel
2nd Floor Sq Ft:	854	Shower:	1	Exterior:	Vinyl
Basement:	27' x 28'	Office:	9'5" x 13'5"	Interior Trim:	Oak
Sun Room:	8'4" x 10'4"	Laundry:	5' x 7'	Interior Walls:	Plaster/Sheetrock
Front Entry:	7' x 12'	Deck:	8' x 12'	Wells:	None Known
				Patio:	16' x 20'

Features: This well-maintained two-story home offers extensive updates, spacious living areas, and exceptional garage space. The main floor features a front entry, formal dining room, living room, sunroom with patio doors to the deck, office, updated kitchen with quality appliances, and half bath. Upstairs are three bedrooms, including a primary suite with walk-in closet, full bathroom, and convenient same-floor laundry room. The full basement includes 200-amp CB electrical service, Lennox forced air furnace with central air, water softener, and 50-gallon electric water heater. The attic is well insulated and has Champion furnace serving the upper level. Outside has vinyl siding, steel roof, and replacement windows, new deck, large patio, a triple-stall attached garage plus an oversized two stall detached garage, all with electric openers on a nice sized corner lot. With its numerous upgrades and amenities this is a must-see property!

Legal Description: W 90' of Lots 10-12, Block 23,
Arm Subd of Blk ABCD of Arm Pk

Parcel: 20.154.0350

Price: \$269,000



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.