Mayberry Realty

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

REALTOR®

Address:	132 6th Avenue South St. James, MN 56081	**Family Room:**	13'4" x 18'2"	**Heating System:**	HW NG Boiler & FA NG Furnace
		Living Room:	13'3" x 14'6"		
Type:	Two Story	**Dining Room:**	12' x 14'5"	**Air Conditioning:**	Central
Owner:	Josef & Jill Leimer	**Kitchen:**	12' x 13'6"	**Electrical Service:**	200 Amp CB
Age of Home:	136 +/- Years	**Cabinets:**	Hickory	**Water Heater:**	50 Gal Elec
Lot Size:	81' x 150'	**Office or Bdrm:**	10'5" x 13'7"	**Water Softener:**	Culligan, Owned
2026 Taxes:	$4,638	**Up Primary Bdrm:**	13'4" x 13'5"	**Detached Garage:**	24' x 24'
Spec. Assess.:	$1,220 (Recyc. & Street)	**Up Bedroom:**	10'7" x 12'	**Roof:**	Asphalt
1st Floor Sq Ft:	1,428	**Up Bedroom:**	11' x 11'7"	**Exterior:**	Steel / Aluminum
2nd Floor Sq Ft:	1,092	**Baths:**	1 & 2 3/4	**Shed:**	12' x 16'
Basement:	26' x 29' + 10' x 23' = 984	**Showers:**	3	**Interior Trim:**	Oak
Open Porch:	8' x 19'	**Up Laundry:**	9'2" x 13'1"	**Interior Walls:**	Drywall
Patio:	20' x 20'			**Wells:**	None Known

Features: Move right into this elegant two-story home in the heart of St. James! Beautifully renovated, this home blends timeless charm with modern conveniences. The main floor features a completely remodeled kitchen with custom hickory cabinetry, a large center island, and an open layout flowing into the formal dining, living room, and the cozy family room, office with ample storage, full bath, and back entry. The upper level offers a spacious primary bedroom with private bath and large closets, two additional generously sized bedrooms, ¾ bath, same floor laundry room, and a walk-up attic. Exterior has two-stall garage that is heated & insulated, custom built storage shed, maintenance-free front porch, cement patio in the back, and lots of landscaping. Homes like this rarely become available! The quality renovations, personal touches, and abundance of character make this a truly special property that must be seen to be appreciated. Schedule a private tour today!

Legal Description: Lot 13 & W 31' of Lot 12, Block 46, Original

Parcel: 20.100.4210

Price: $270,000







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.

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