Mayberry Realty

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REALTOR®

Address:	210 4th Street South St. James, MN 56081	**Living Room:**	15'6" x 30'	**Heating System:**	Lennox F/A NG
		Dining Room:	12'1" x 13'4"	**Air Conditioning:**	Central
Type:	Ranch	**Kitchen:**	9'4" x 10' +	**Electrical Service:**	100 Amp CB
Owner:	Andy & Rosella Hermodson-Olsen	**Eating Area:**	6' x 10'	**Water Heater:**	40 Gal NG
		Cabinets:	Birch	**Water Softener:**	Culligan, Owned
Age of Home:	67 +/- Years	**LL Family Room:**	14'1" x 21'	**Attached Garage:**	22' x 23'
Lot Size:	Irregular	**Bedroom:**	12' x 13'2"	**Roof:**	Asphalt
2026 Taxes:	$3,500 HS	**Bedroom:**	13' x 15'	**Exterior:**	Brick & Wood
Spec. Assess.:	$557.60	**Bedroom:**	12'1" x 12'6"	**Interior Trim:**	Birch
1st Floor Sq Ft:	2,043	**LL Bedroom:**	13'2" x 14'2"	**Interior Walls:**	Plaster
Basement:	2,043	**Baths:**	1 & 2 3/4	**Wells:**	None Known
Laundry:	9'8" x 10'	**Shower:**	2		

Features: This is a very neat, quality-built house located on a very large corner lot in a well-established residential neighborhood close to downtown. Featuring very spacious entryway open to a very large living room, formal dining room, spacious kitchen with birch cabinets and built-ins, three beautiful bedrooms with hardwood floors, full bath, eating area off the kitchen, first floor laundry, and ¾ bath. Basement has a large family room with knotty pine walls, fourth bedroom with egress window, ¾ bath, mechanical room, Lennox forced air furnace with central a/c, updated circuit breaker electrical service, hot water heater, owned Culligan water softener, and recently installed radon system. Attached 2-stall garage with hard surfaced driveway, exterior has partial brick and wood siding, newer shingles. Must see to appreciate this quality-built house.

Legal Description: S 55' of Lots 1 & 2,
Lots 8 & 9, Block 29, Original, City of St. James
Parcel: 20.100.2910
Price: $248,500







For more information call or stop in at Mayberry Realty
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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.