

Status: Active
Style: 2 Story
Address:
 38 N State Route 61, Sunbury, OH 43074
Unit/Suite #:

List Price: \$68,900
Original List Price: \$68,900
Days On Market: 1
Possession: Closing



	BR	FB	HB	LIV	Din	Eat SP	Fam	Den	Great	Util Sp	Rec
Up 2	3	0	0	0	0	0	0	0	0	0	0
Up1	0	0	0	0	0	0	0	0	0	0	0
Entry Lvl	0	1	0	0	0	1	1	0	0	0	0
Down 1	0	0	0	0	0	0	0	0	0	0	0
Down 2	0	0	0	0	0	0	0	0	0	0	0
Totals	3	1	0								

Location**Subdiv/Cmplx/Comm:****School District:** HIGHLAND LSD 5902 MOR CO.**Corp Lim:** None**Township:** Bennington**Directions:** GPS**Characteristics****SqFt Documented:** 1,808**SqFt ATFLS:** 1,808**Parcel #:** A01-0010032702**County:** Morrow**Doc SqFt Src:** Realist**ATFLS Source:** Realist**Tax District:** A01**Comm Dev Chrg:** No**Acreage:** 1**Lot Size (Front):****Mult Parcels/Sch Dis:****Assessment:****Possession:** Closing**Lot Size (Side):****Year Built:** 1901**Built Prior to 1978:** Yes**Tax Abatement:** No**Abatement End Date:****Taxes (Yrly):** 2,050 **Tax Year:** 2020**Addl Acc Conditions:** None Known**Complex/Sub Amenities:****Tenant Occupied:** No**HOA/COA Y/N:** No**HOA/COA Fee:** Per:

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HOA/COA Fee Includes:**HOA/COA Transfer Fee:** Reserve Contribution:**Features****Air Conditioning:****Heating:****Bsmt:** Yes **Desc:** Full**Foundation:** Stone**Exterior:****Rooms:** Eat Space/Kit,Family Rm/Non Bsmt**Parking:** 2 Car Garage,Detached Garage**Garage/EnclosdSpaces:** 2**Interior Amenities:****Accessibility Features Y/N:** No**Alternate Uses:****Fireplace:****Lot Characteristics:****Exterior Amenities:****Sewer:****Warranty:****New Financing:****New Construction:** No**Approx Complete Date:****Manufactured Housing Y/N:** No**Manufactured Housing:****Leased Items:****Tax:**

Property Description: This home has a beautiful setting (close to city, but far enough away). It's minutes from Polaris and local amenities. Huge acre - perfect to build a dream home on or rehab existing home. Home needs TLC & renovation, but offers solid bones and large rooms. The floor plan is great! It is great for all. Just put your vision in it. The home is spacious and could be a rental or great for an owner occupant! Enjoy the pole barn / garage. If you are an animal person, make use of the chicken coop and fill the land with other wildlife. Don't miss your chance to own an affordable piece of paradise in Ohio. Property sells as is for cash, only. Exercise caution when seeing it. Seller and seller's broker are not responsible for injuries. Closing is with Superior Title. Kara Snyder is contact.

Dir Neg w/Sell Perm: No**July 23, 2021****Prepared by:** Andrew A Balalovski

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38 SR. 61 Ext.

