



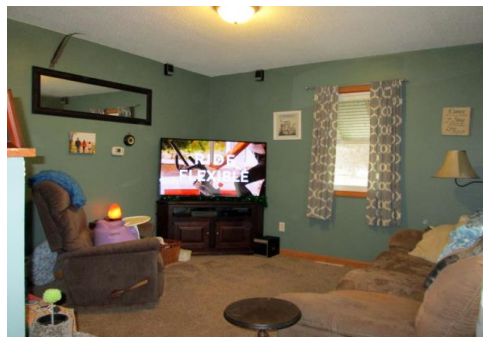
119 South 7th Street, St. James, MN 56081  
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<b>Address:</b>	409 Weston Avenue St. James, MN 56081	<b>Living Room:</b>	11'10" x 12'	<b>Heating System:</b>	Ultra Max FA NG
<b>Type:</b>	2 Story	<b>Kitchen:</b>	10'8" x 15'7"	<b>Air Conditioning:</b>	Central
<b>Owner:</b>	Josh Iberra	<b>Cabinets:</b>	Prefinished	<b>Electrical Service:</b>	100 Amp CB
<b>Age of Home:</b>	110 +/-	<b>Bedroom:</b>	10'3" x 11'10"	<b>Water Heater:</b>	52 Gal Electric
<b>Lot Size:</b>	90' x 159'	<b>Up Bedroom:</b>	12'2" x 15'7"	<b>Water Softener:</b>	Own
<b>2017 Taxes:</b>	\$292 HS	<b>Up Bedroom:</b>	11'10" x 11'10"	<b>Garage:</b>	20' x 24'
<b>Spec. Assess.:</b>	\$35 Recycling	<b>Up Bedroom:</b>	11'5" x 11'6"	<b>Roof:</b>	Asphalt
<b>1st Floor Sq Ft:</b>	672	<b>Baths:</b>	1	<b>Exterior:</b>	Slate
<b>2nd Floor Sq Ft:</b>	500 +/-	<b>Shower:</b>	1	<b>Interior Trim:</b>	Prefinished
<b>Basement:</b>	10' x 10' estimated	<b>Laundry:</b>	6' x 7'	<b>Interior Walls:</b>	Plaster / Panel
				<b>Wells:</b>	None Known

**Features:** Two story home on the North side of St. James within walking distance to grocery store. Features kitchen with eating area, remodeled living room, full bath, bedroom and first floor laundry on main level. The upstairs consists of three bedrooms with closets and some hardwood floors. There is a partial basement with FA furnace and central air. The electrical has been updated to 100 amp CB. There is also a detached 20' x 24' garage. Must see to appreciate with payments cheaper than rent!

**Legal Description:** E 90' of Lots 7-9,  
 Block 2, Armstrongs Park Addition  
**Parcel:** 20.151.0170  
**Price:** \$31,900



For more information call or stop in at Mayberry Realty  
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 Remarks: The information on this sheet is believed to be accurate, but we are not responsible for any errors regarding this information.