



119 South 7th Street, St. James, MN 56081  
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<b>Address:</b>	814 6th Street North St. James, MN 56081	<b>Living Room:</b>	17'3" x 20'2"	<b>Heating System:</b>	FA NG
<b>Type:</b>	2 Story	<b>Dining Room:</b>	12'4" x 13'6"	<b>Air Conditioning:</b>	Central
<b>Owner:</b>	Travis & Dawn Moser	<b>Kitchen:</b>	12' x 13'6"	<b>Electrical Service:</b>	200 Amp CB
<b>Age of Home:</b>	102 +/- Addition 17+/-	<b>Cabinets:</b>	Oak	<b>Water Heater:</b>	50 Gal Electric
<b>Lot Size:</b>	78' x 140'	<b>Mstr Bedroom:</b>	12'2" x 17'	<b>Water Softener:</b>	Rain Soft - Owned
<b>2017 Taxes:</b>	\$1,158 HS	<b>Up Bedroom:</b>	8'2" x 11'8"	<b>Garage:</b>	24' x 28' Insulated & Heated Storage above
<b>Spec. Assess.:</b>	\$35 Recycling	<b>Up Bedroom:</b>	9'7" x 12'6"	<b>Roof:</b>	Asphalt
<b>1st Floor Sq Ft:</b>	1,264	<b>Up Bedroom:</b>	8'8" x 11'8"	<b>Exterior:</b>	Vinyl
<b>2nd Floor Sq Ft:</b>	22' x 26' = 572	<b>Rec Room:</b>	11'5" x 16'8"	<b>Interior Trim:</b>	Oak
<b>Basement:</b>	est 22' x 46' = 1,012	<b>Baths:</b>	2	<b>Interior Walls:</b>	Sheetrock
<b>Deck:</b>	12' x 17'	<b>Shower:</b>	2	<b>Wells:</b>	None known

**Features:** Two story home with many improvements located on a large lot, featuring a front entry with closet, large kitchen with updated cabinets, dining room, large living room with open stairway, large bedroom and full bath on the main floor. The upstairs consists of 3 bedrooms and a full bath. Basement has been water proofed and tiled around, with a 11'5" x 16'8" finished rec room along with an egress window, plumbing is also roughed in for a 3/4 bath. This home has had many updates including windows, siding, floor covering and new roof in 2016 and a concrete driveway.

**Legal Description:** Lot 10, S 25' of Lot 11,  
 Blk 12, Armstrong's Park Addition  
**Parcel:** 20.151.1160  
**Price:** \$125,000



For more information call or stop in at Mayberry Realty  
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