



119 South 7th Street, St. James, MN 56081
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Address:	39702 730th Avenue St. James, MN 56081	Living Room:	15' x 20'4"	Heating System:	F/A Fuel Oil
Type:	Acreage	Dining Room:	12' x 15'	Air Conditioning:	Central
Owner:	Nyles Schwardt & Nyla Johnson	Kitchen:	12'6" x 13'	Electrical Service:	100 Amp CB
Age of Home:	100 +/-	Cabinets:	Prefinished	Water Heater:	52 Gal Electric
Lot Size:	5.60 Acres	Family Room:	16' x 16'6"	Water Softener:	Yes, Owned
2019 Taxes:	\$800 NHS Estimate	Dwn Bedroom:	14' x 20'	Attached Garage:	16' x 24'
Spec. Assess.:	\$23 Recycling	Up Bedroom:	16' x 17'2"	Roof:	Asphalt
1st Floor Sq Ft:	1,582 +/-	Up Bedroom:	11'1" x 14'	Exterior:	Vinyl
2nd Floor Sq Ft:	Est. 600 +/-	Baths:	1	Interior Trim:	Prefinished
Basement:	1,064 +/-	Shower:	1	Interior Walls:	Paneling
		Front Entry:	6' x 6'	Wells:	1
		Back Entry:	8' x 18'	Septic:	Non-Compliant

Features: This acreage is located on County Rd 27, approx. 5 miles south of St. James. 5.60 acres with remodeled 1 1/2 story house with vinyl siding and newer shingles. Featuring a very spacious kitchen and eating area, formal dining room with patio doors, living room, very large family room off kitchen, 1-2 bedrooms downstairs, and 1-2 possible bedrooms upstairs. Spacious front entry and 3 season back entry, basement under main part of house, with newer Lennox furnace, central air conditioning, and CB electrical service. Attached 1 1/2 stall garage, open porch to front of the house, nice machine shed and misc. outbuildings, and has mature shelter belt. This property has had lots of updating and plenty of room for livestock or horses if desired. Must see to appreciate!

Legal Description: 5 Acres, Sec 7, 105-31

Parcel: 12.007.0800

Price: \$89,900



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.