



119 South 7th Street, St. James, MN 56081
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Address:	32418 Grogan Drive St. James, MN 56081	Living Room:	11'3" x 19'	Heating System:	2 FA-LP Furnaces
Type:	One Story	Dining Room:	10' x 10'	Air Conditioning:	Central
Owner:	Pat Oja	Kitchen:	10' x 10'	Electrical Service:	100 Amp CB
Age of Home:	44+/- Years	Cabinets:	Painted	Water Heater:	38 & 40 Gal LP
Lot Size:	Irregular 130' x 206'+/-	Family Room:	15'2" x 21'2"	Water Softener:	None
2018 Taxes:	\$1,022 HS	Rec Room:	12'9" x 35'	Garage:	22' x 22'
Spec. Assess.:	\$35 Recycling	Bedroom:	10'2" x 11'5"	Roof:	Asphalt
1st Floor Sq Ft:	1,708	Bedroom:	9'5" x 11'4"	Exterior:	Vinyl
Basement:	26' x 42' & 22' x 28'	Bedroom:	9'7" x 11'2"	Interior Trim:	Oak
Fenced In Yard:	Yes	Bedroom:	12' x 13'7"	Interior Walls:	Sheetrock
		LL Room:	12'11" x 13'	Wells:	Yes 10' SW House
		Baths:	1, 3/4, 1/2	Deck:	12' x 18'

Features: This is a very nice one story home that has had many updates including windows, siding, gutters, fascia, floor coverings, painting, all new 3/4 bath, and more! The main floor has front entry, living room, 3 bedrooms with 1/2 bath off master, full bath, kitchen, dining area, entry off the attached double car garage, to the back of the house there is a family room, brand new 3/4 bath, and 4th bedroom. There are patio doors off both the family room and the dining room to the deck and fenced in backyard. There is a full basement under all of the home with a bar area/rec room, possible 5th bedroom, mechanical area, laundry area, and lots of storage. This home is heated by two FA LP furnaces, one has central air, 2 hot water heaters, and has 100 Amp CB electrical service. The septic system is in compliance and there is a well just SW of the house with the pump and pressure tank in the basement. This home is 100% move-in ready!

Legal Description: Grogan Lots 12-15, Block 35 & W 50' of Lots 7-9, Block 35 together with any and all rights, if any, to alley adjoining said Lots 7-9, in Section 3-106-31

Parcel: 10.003.1200

Price: \$139,900



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.

