



119 South 7th Street, St. James, MN 56081
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Address:	42101 687th Lane St. James, MN 56081	Living Room:	11'5" x 16'5"	Heating System:	F/A
Type:	Acreage	Dining Room:	10' x 13'6"	Air Conditioning:	Window Unit A/C
Owner:	Josh Cowell	Kitchen:	9'10" x 11'2"	Electrical Service:	100 Amp CB
Age of Home:	110 +/- Years	Cabinets:	Oak - revarnished	Water Heater:	105 Gal Electric
Lot Size:	12.53 acres	Down Bdrm:	11'6" x 12'7"	Water Softener:	Yes, Owned
2018 Taxes:	\$1,048	Up Bdrm:	8'4" x 10'	Garage:	
Spec. Assess.:	\$23 Recycling	Up Bdrm:	10'10" x 13'2"	Roof:	Asphalt
1st Floor Sq Ft:	818	Up Bdrm:	9'8" x 12'4"	Exterior:	Wood
2nd Floor Sq Ft:	818	Baths:	1 - Up	Interior Trim:	Oak - fir
Basement:	818	Many misc. out bldgs.		Interior Walls:	Plaster
				Wells:	Yes, 1

Features: This acreage is located approximately 6 miles south of St. James, just off Hwy 4. Featuring a 2 story home consisting of a very spacious kitchen, lots of oak cabinets, formal dining room with hardwood oak floor, very large living room, 3/4 bath, bedroom, and a three seasoned porch on first floor. Three bedrooms up with a full bath. There is a full basement under the main part of the home, house is heated with F/A LP furnace, supplemental wood burner, updated 100 amp cb, water softner, and **septic is not compliant**. Many miscellaneous outbuildings, machine shed with shop and concrete floor, barn, poultry building, and two other additional buildings, as well as an old not usable hog barn. Property sits on 12.53 acres, lots of trees, and approximately 4 acres of tillable land. Must be seen to be appreciated!

Legal Description: Part NW 1/4, NE 1/4, 29-105-32, 12.53 Acres

Parcel: 05.029.0500

Price: \$109,900



For more information call or stop in at Mayberry Realty
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Visit our Website at www.mayberryrealty.net

Remarks: The information on this sheet is believed to be accurate, but we are not responsible for any errors regarding this information.