

# Central Realty, Inc.

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**ADDRESS:** 401 W. Amity, Clarks

**LISTING PRICE:** \$69,900.00

**SQ. FT.:** 2,072 (2 Story)

**LOT SIZE:** 116 x 140

**NUMBER OF BEDROOMS:** 4

**DINING ROOM:** 14'10" x 11'5"

(1) 12' x 11'6" (2) 16'2" x 11'6" (3) 10'5" x 13'4"  
(4) 11'7" x 10'2"

**DINING RM FLOOR COVERING:** wood

**BEDRM FLOOR COVERING:** wood

**LIVING ROOM:** 14'10" x 16'

**KITCHEN:** 15'3" x 18'

**LIVING RM FLOOR COVERING:** wood

**KITCHEN FLOOR COVERING:** ceramic tile

**OTHER: Parlor** 12'4" x 12'

**BATHS:** 2 10' x 7'8" on main floor, 8'10" x 8'10" upstairs

**BASEMENT:** None, 1288' crawlspace

**SMOKE ALARM:** 2

**GARAGE:** None

**SUMP PUMP:** none

**AVE. UTILITIES:** \$290.63

**AMP SERVICE:**

**TAXES:** \$ 333.04

**AGE:** Built in 1910

**TYPE OF FURNACE AND AIR:** Electric furnace and Central Air

**APPLIANCES INCLUDED:** Stove and Dishwasher

**OTHER PERSONAL PROPERTY:** 6 ceiling fans

**COMMENTS:** Large corner lot. New insulated windows installed in 2009. Upstairs bathroom completed in 2009. Additional insulation added between 2009 and 2014. Wiring has been updated in the last 8 years. New vinyl siding installed on the North side of home and exterior painted in Fall of 2017. Interior painted in Fall of 2017. Floors are ready for new Owner to install their own flooring. Large front porch with columns. Original woodwork on staircase to second floor.

Motivated Seller - Check this one out. Lots of room for a family.