

# Central Realty, Inc.

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**ADDRESS:** 1925 25<sup>th</sup> Street

**SQ. FT.:** 1,150

**LISTING PRICE:** \$160,000.00

**LOT SIZE:** 85' x 131'

**NUMBER OF BEDROOMS:** 3

(1) 12'2" x 11'5" (2) 11'5" x 10'7" (3) 10'11" x 8'5"

**BEDRM FLOOR COVERING:** new carpet in 2024

**KITCHEN:** 10'3" x 13'5"

**KITCHEN FLOOR COVERING:** ceramic tile

**BATHS:** 1 7'7" x 6'11" vinyl plank flooring

**BASEMENT:** yes, Unfinished 800'

**GARAGE:** Detached 2 car, 400'

**AVE. UTILITIES:** \$246.22

**TAXES:** \$1,848.50

**DINING ROOM:** combined with Living Room

**DINING RM FLOOR COVERING:**

**LIVING ROOM:** 27'9" x 13'6"

**LIVING RM FLOOR COVERING:** new carpet in 2024

**OTHER:** back porch with cabinets and countertop for additional storage area off kitchen

**SMOKE ALARM:** Yes,

**SUMP PUMP:** sump hole, but no pump included

**AMP SERVICE:** 100 amp circuit breakers

**AGE:** Built in 1921

**TYPE OF FURNACE AND AIR:** New Gas forced air furnace in 2021. Central air unit is older, but works

**APPLIANCES INCLUDED:** Refrigerator, Dishwasher and Microwave; Stove can be included as it works, but front is damaged and Seller is not replacing the Stove with a new one.

**OTHER PERSONAL PROPERTY:**

**COMMENTS:** 3 bedroom, 1 bath home with a covered front porch area. Roof was replaced in 2019. Interior recently painted. New gutters installed. New carpeting throughout the home in Fall of 2024. Stained cedar fence with stone pillars offers privacy in the back yard. Brick patio area. Double car detached garage.