

ALL FIELDS WITH EMAIL



MLS #	20220173	Bedrooms	4
Class	RESIDENTIAL	Full Baths	2 Bath
Type	Single Family	Half Bath	0
Area	Mt. Vernon	Garage Capacity	1 Car
Asking Price	\$400,000	Construction	Frame
Address	1260 Gambier Road	Design	1.5 Story
Address 2			
City	Mount Vernon		
State	OH		
Zip	43050		
Status	Active		
Sale/Rent	For Sale		
IDX Include	Y		



GENERAL

VOW Include	Yes	VOW Address	Yes
VOW Comment	Yes	VOW AVM	Yes
Agent Hit Count	1	Client Hit Count	0
Number of Acres	1.5360	Auction Y/N	No
Agent - Agent Name and Phone	Sam Miller - Main: 740-397-7800	Agent - E-mail	samsells@sammiller.com
Listing Office 1 - Office Name	Re/Max Stars	Listing Office 1 - Phone Number	Main: 740-392-7000
Listing Agent 2 - Agent Name and Phone		Listing Agent 2 - E-mail	
Listing Office 2 - Office Name		Listing Office 2 - Phone Number	
Listing Agent 3 - Agent Name and Phone		Listing Agent 3 - E-mail	
Listing Office 3 - Office Name		Listing Office 3 - Phone Number	
School District	Mount Vernon	Public School	East-MTV District
County	In Knox County	Township	City
Subdivision	Other	Comp-Variable Y/N	No
Semi-Annual Taxes	1382.07*	Parcel #	66-00619.000
Lot #	0	Listing Date	4/7/2022
Expiration Date	9/15/2022	Lot Size/Acres	1.536
Approx Year Built	1940	Age	82
Approx Above Grade SqFt	1,679	Approx Total Living Space	2059
Zoning		Assessments	6.00*
Heat Cost		Directions	
Documents On File		Living Room Level	1
Living Room Size	24.2 x 17.7	Dining Room Level	1
Dining Room Size	15.5 x 13.4	Kitchen Level	1
Kitchen Size	19.5 x 15.6	Family Room Level	L
Family Room Size	23.6 x 16.11	Bathroom 1 Level	1
Bathroom 1 Size	7.11 x 7	Bedroom 1 Level	2
Bedroom 1 Size	15.1 x 15	Bedroom 2 Level	2
Bedroom 2 Size	16.7 x 12.5	Bedroom 3 Level	2
Bedroom 3 Size	13.7 x 13.4	Bedroom 4 Level	2
Bedroom 4 Size	13.7 x 12.2	Bathroom 1 Type	Full
Bathroom 2 Level	2	Bathroom 2 Size	12.2 x 7.1
Bathroom 2 Type	Full	Bathroom 3 Level	
Bathroom 3 Size		Bathroom 3 Type	
Bathroom 4 Level		Bathroom 4 Size	
Bathroom 4 Type		Garage Level	1
Garage Size	Attached	Utility Room Level	L
Utility Room Size	Lower Level	Other Room 1 Level	1
Other Room 1 Size	15.1x9.9ScreenedPor	Other Room 2 Level	
Other Room 2 Size		Off Market Date	
Associated Document Count	1	Search By Map	
Tax ID		Update Date	4/7/2022
Status Date	4/7/2022	HotSheet Date	4/7/2022
Last Price Change Date	4/7/2022	Input Date	4/7/2022 4:39 PM
Original Price	\$400,000	Virtual Tour	http://www.tourfactory.com/2970407
City Corps. Limit	Yes	Homestead Y/N	No
Homestead \$ Amount	\$0.00	CAUV Y/N	No
CAUV \$ Amount	\$0.00	Village	Mt. Vernon
Comp-BB	3	Comp-SB	0

GENERAL

Picture Count	40	Showing Date
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FEATURES

STYLE 1.5 Story	COOLING Central Air	APPLIANCES Dishwasher Range Oven Refrigerator	GARAGE TYPE Garage Attached
EXTERIOR Cedar Stone	WATER Well	FIREPLACE Two	EXTRAS Patio
YARD Paved Street	SEWER Septic	BASEMENT Finished Walkout	FLOORS Ceramic Tile Laminate Wood Floors
ROOF Shingle	CONSTRUCTION Frame	DRIVEWAY Concrete	LAUNDRY Basement
HEATING Forced Air Natural Gas	TELEVISION High Speed Internet		

FINANCIAL

Financing Remarks

SOLD STATUS

How Sold	Contract Date
Closing Date	Sold Price
Selling Agent 1 - Agent Name	Selling Office 1 - Office Name
Seller Concessions Y/N	Seller Concessions
Financing	

REMARKS

Remarks Charming & impressive home located in the East end of Mount Vernon, situated on 1.536 manicured acres, this home exudes character, inviting entry foyer with open staircase, adjoining natural light filled living room with fireplace, formal dining room, gorgeous custom kitchen with island /breakfast bar and stainless steel appliances, peaceful screened in porch with amazing view, 4 bedrooms and 2 full baths, finished walkout lower level with second living room and fireplace, attached garage with concrete driveway, relaxing patio space, a must see to appreciate. \$400,000.

AGENT TO AGENT REMARKS

Showing Phone 614-255-5588
Agent to Agent Remarks

ADDITIONAL PICTURES

