

**ALL FIELDS WITH EMAIL**



<b>MLS #</b>	20170894	<b>Bedrooms</b>	3
<b>Class</b>	RESIDENTIAL	<b>Total Baths</b>	1.5 Bath
<b>Type</b>	Single Family	<b>Garage Capacity</b>	1 Car
<b>Area</b>	Villages	<b>Construction</b>	Frame
<b>Asking Price</b>	\$105,000	<b>Design</b>	Ranch
<b>Address</b>	21 Simons Avenue		
<b>Address 2</b>			
<b>City</b>	Fredericktown		
<b>State</b>	OH		
<b>Zip</b>	43019		
<b>Status</b>	Active		
<b>Sale/Rent</b>	For Sale		
<b>IDX Include</b>	Y		



**GENERAL**

<b>VOW Include</b>	Yes	<b>VOW Address</b>	Yes
<b>VOW Comment</b>	Yes	<b>VOW AVM</b>	Yes
<b>Agent Hit Count</b>	0	<b>Client Hit Count</b>	0
<b>Number of Acres</b>	0.2204	<b>Auction Y/N</b>	No
<b>Agent - Agent Name and Phone</b>	Sam Miller - Main: 740-397-7800	<b>Agent - E-mail</b>	samsells@sammiller.com
<b>Listing Office 1 - Office Name</b>	Re/Max Stars	<b>Listing Office 1 - Phone Number</b>	Main: 740-392-7000
<b>Listing Agent 2 - Agent Name and Phone</b>		<b>Listing Agent 2 - E-mail</b>	
<b>Listing Office 2 - Office Name</b>		<b>Listing Office 2 - Phone Number</b>	
<b>Listing Agent 3 - Agent Name and Phone</b>		<b>Listing Agent 3 - E-mail</b>	
<b>Listing Office 3 - Office Name</b>		<b>Listing Office 3 - Phone Number</b>	
<b>School District</b>	Fredericktown	<b>Public School</b>	Fredericktown
<b>County</b>	In Knox County	<b>Township</b>	Village
<b>Subdivision</b>	Other	<b>Comp-Variable Y/N</b>	No
<b>Semi-Annual Taxes</b>	736.45*	<b>Parcel #</b>	65-00415.000
<b>Lot #</b>	22	<b>Listing Date</b>	9/18/2017
<b>Expiration Date</b>	3/15/2018	<b>Lot Size/Acres</b>	.2204
<b>Approx Year Built</b>	1970	<b>Age</b>	47
<b>Approx Above Grade SqFt</b>	1,420	<b>Approx Total Living Space</b>	
<b>Zoning</b>		<b>Assessments</b>	3.00*
<b>Heat Cost</b>		<b>Directions</b>	
<b>Documents On File</b>		<b>Living Room Level</b>	1
<b>Living Room Size</b>	16.4 x 15.11	<b>Dining Room Level</b>	1
<b>Dining Room Size</b>	11.4 x 9.8	<b>Kitchen Level</b>	1
<b>Kitchen Size</b>	16.4 x 11.3	<b>Family Room Level</b>	
<b>Family Room Size</b>	0	<b>Bathroom 1 Level</b>	1
<b>Bathroom 1 Size</b>	6.7 x 5.7	<b>Bedroom 1 Level</b>	1
<b>Bedroom 1 Size</b>	14.8 x 10.4	<b>Bedroom 2 Level</b>	1
<b>Bedroom 2 Size</b>	13.11 x 12.11	<b>Bedroom 3 Level</b>	1
<b>Bedroom 3 Size</b>	13 x 9.4	<b>Bedroom 4 Level</b>	
<b>Bedroom 4 Size</b>		<b>Bathroom 1 Type</b>	Half
<b>Bathroom 2 Level</b>	1	<b>Bathroom 2 Size</b>	9.2 x 5
<b>Bathroom 2 Type</b>	Full	<b>Bathroom 3 Level</b>	
<b>Bathroom 3 Size</b>		<b>Bathroom 3 Type</b>	
<b>Bathroom 4 Level</b>		<b>Bathroom 4 Size</b>	
<b>Bathroom 4 Type</b>		<b>Garage Level</b>	1
<b>Garage Size</b>	Garage Attached	<b>Utility Room Level</b>	L
<b>Utility Room Size</b>	Lower Level	<b>Other Room 1 Level</b>	1
<b>Other Room 1 Size</b>	Covered Porch	<b>Other Room 2 Level</b>	L
<b>Other Room 2 Size</b>	15.6 x 13.3	<b>Off Market Date</b>	
<b>Associated Document Count</b>	0	<b>Search By Map</b>	
<b>Tax ID</b>		<b>Update Date</b>	9/19/2017
<b>Status Date</b>	9/19/2017	<b>HotSheet Date</b>	9/19/2017
<b>Last Price Change Date</b>	9/19/2017	<b>Input Date</b>	9/19/2017 1:20 PM
<b>Original Price</b>	\$105,000	<b>Days On Market</b>	1
<b>Virtual Tour</b>	http://www.tourfactory.com/1869607	<b>City Corps. Limit</b>	Yes
<b>Homestead Y/N</b>	No	<b>Homestead \$ Amount</b>	\$0.00
<b>CAUV Y/N</b>	No	<b>CAUV \$ Amount</b>	\$0.00
<b>Village</b>	Fredericktown	<b>Comp-BB</b>	3

**GENERAL**

Comp-SB	0	Picture Count	21
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**FEATURES**

<b>STYLE</b> Ranch	<b>HEATING</b> Forced Air Natural Gas	<b>APPLIANCES</b> Dishwasher Range Hood	<b>EXTRAS</b> Patio
<b>EXTERIOR</b> Vinyl	<b>COOLING</b> Central Air	<b>BASEMENT</b> Full	<b>FENCING</b> Yes
<b>YARD</b> Level Paved Street	<b>WATER</b> City	<b>DRIVEWAY</b> Paved	<b>FLOORS</b> Wall To Wall Carpet Wood Floors
<b>ROOF</b> Shingle	<b>SEWER</b> City	<b>DETACHED STRUCTURES</b> Shed	<b>LAUNDRY</b> Basement
	<b>CONSTRUCTION</b> Frame	<b>GARAGE TYPE</b> Garage Attached	

**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** Very affordable and priced to sell fast, nice ranch home located on a quiet street in the village of Fredericktown, features include 3 bedrooms and 1.5 baths, large living room with new carpeting, adjoining cabinet filled kitchen and dining room, owners bedroom with access to the half bath and back yard, full basement with semi finished bonus room, attached garage with paved driveway, fenced in back yard and patio space, natural gas heat and central air, wonderful location. \$105,000.

**AGENT TO AGENT REMARKS**

Agent to Agent Remarks Agents please contact CSS for showings: 614-255-5588

**ADDITIONAL PICTURES**



