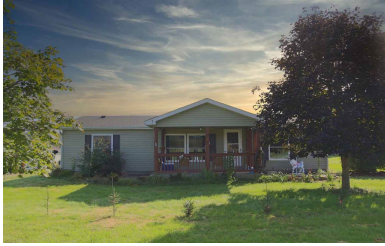


**ALL FIELDS WITH EMAIL**



|                     |                     |                        |             |
|---------------------|---------------------|------------------------|-------------|
| <b>MLS #</b>        | 20200672            | <b>Bedrooms</b>        | 3           |
| <b>Class</b>        | RESIDENTIAL         | <b>Full Baths</b>      | 2 Bath      |
| <b>Type</b>         | Single Family       | <b>Half Bath</b>       | 0           |
| <b>Area</b>         | Suburban            | <b>Garage Capacity</b> | None        |
| <b>Asking Price</b> | \$130,000           | <b>Construction</b>    | Steel Frame |
| <b>Address</b>      | 25481 Hopewell Road | <b>Design</b>          | Ranch       |
| <b>Address 2</b>    |                     |                        |             |
| <b>City</b>         | Gambier             |                        |             |
| <b>State</b>        | OH                  |                        |             |
| <b>Zip</b>          | 43022               |                        |             |
| <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>                        | 1.6750                          | <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> | Joe Conkle - Main: 740-392-1300 | <b>Listing Agent 2 - E-mail</b>        | joeconkle@sammiller.com            |
| <b>Listing Office 2 - Office Name</b>         | Re/Max Stars                    | <b>Listing Office 2 - Phone Number</b> | Main: 740-392-7000                 |
| <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>                        | East Knox                       | <b>Public School</b>                   | East Knox                          |
| <b>County</b>                                 | In Knox County                  | <b>Township</b>                        | Clay                               |
| <b>Subdivision</b>                            | Other                           | <b>Comp-Variable Y/N</b>               | No                                 |
| <b>Semi-Annual Taxes</b>                      | 623.52*                         | <b>Parcel #</b>                        | 09-00029.000                       |
| <b>Lot #</b>                                  | 3                               | <b>Listing Date</b>                    | 9/22/2020                          |
| <b>Expiration Date</b>                        | 3/15/2021                       | <b>Lot Size/Acres</b>                  | 1.675                              |
| <b>Approx Year Built</b>                      | 1997                            | <b>Age</b>                             | 23                                 |
| <b>Approx Above Grade SqFt</b>                | 1,296                           | <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>                       | 19.7 x 12.10                    | <b>Dining Room Level</b>               | 1                                  |
| <b>Dining Room Size</b>                       | 19.11 x 12.3                    | <b>Kitchen Level</b>                   | 1                                  |
| <b>Kitchen Size</b>                           | 19.11 x 12.3                    | <b>Family Room Level</b>               |                                    |
| <b>Family Room Size</b>                       | 0                               | <b>Bathroom 1 Level</b>                | 1                                  |
| <b>Bathroom 1 Size</b>                        | 8.10 x 4.6                      | <b>Bedroom 1 Level</b>                 | 1                                  |
| <b>Bedroom 1 Size</b>                         | 13.5 x 12.4                     | <b>Bedroom 2 Level</b>                 | 1                                  |
| <b>Bedroom 2 Size</b>                         | 13.4 x 12.3                     | <b>Bedroom 3 Level</b>                 | 1                                  |
| <b>Bedroom 3 Size</b>                         | 12.3 x 8.6                      | <b>Bedroom 4 Level</b>                 |                                    |
| <b>Bedroom 4 Size</b>                         |                                 | <b>Bathroom 1 Type</b>                 | Full                               |
| <b>Bathroom 2 Level</b>                       | 1                               | <b>Bathroom 2 Size</b>                 | 12.3 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>                    |                                    |
| <b>Garage Size</b>                            |                                 | <b>Utility Room Level</b>              | 1                                  |
| <b>Utility Room Size</b>                      | Main Level                      | <b>Other Room 1 Level</b>              | 1                                  |
| <b>Other Room 1 Size</b>                      | Covered Porch                   | <b>Other Room 2 Level</b>              |                                    |
| <b>Other Room 2 Size</b>                      |                                 | <b>Off Market Date</b>                 |                                    |
| <b>Associated Document Count</b>              | 0                               | <b>Search By Map</b>                   |                                    |
| <b>Tax ID</b>                                 |                                 | <b>Update Date</b>                     | 9/22/2020                          |
| <b>Status Date</b>                            | 9/22/2020                       | <b>HotSheet Date</b>                   | 9/22/2020                          |
| <b>Last Price Change Date</b>                 | 9/22/2020                       | <b>Input Date</b>                      | 9/22/2020 11:23 AM                 |
| <b>Original Price</b>                         | \$130,000                       | <b>Virtual Tour</b>                    | http://www.tourfactory.com/2798462 |
| <b>City Corps. Limit</b>                      | No                              | <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>                         | Other                              |

**GENERAL**

|               |    |              |   |
|---------------|----|--------------|---|
| Comp-BB       | 3  | Comp-SB      | 0 |
| Picture Count | 22 | Showing Date |   |

**FEATURES**

|                                      |   |   |                                |
|--------------------------------------|---|---|--------------------------------|
| <b>STYLE</b><br>Ranch                | <b>HEATING</b><br>Forced Air<br>Propane | <b>APPLIANCES</b><br>Range Hood<br>Range Oven<br>Refrigerator | <b>GARAGE TYPE</b><br>None     |
| <b>EXTERIOR</b><br>Vinyl             | <b>WATER</b><br>Well                    | <b>BASEMENT</b><br>Crawl Space                                | <b>EXTRAS</b><br>Covered Patio |
| <b>YARD</b><br>Level<br>Paved Street | <b>SEWER</b><br>Septic                  | <b>DRIVEWAY</b><br>Limestone                                  | <b>FLOORS</b><br>Laminate      |
| <b>ROOF</b><br>Shingle               | <b>CONSTRUCTION</b><br>Steel Frame      | <b>DETACHED STRUCTURES</b><br>Shed                            | <b>LAUNDRY</b><br>Main Floor   |

**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** Ultra affordable country home situated on 1.675 acres, nice updates, features 3 bedrooms, 2 full baths, nice sized living room, adjoining dining area and cabinet filled kitchen with breakfast bar and includes the major appliances, convenient main level laundry, owners bedroom suite with private bath and walk in closet, easy care laminate flooring throughout, vinyl replacement windows, vinyl sided exterior, relaxing covered front porch, yard barns for added storage, a must see home for only \$130,000.

**AGENT TO AGENT REMARKS**

Showing Phone 614-255-5588  
Agent to Agent Remarks \*Seller can not close on home before November 17, 2020.

**ADDITIONAL PICTURES**



