

**ALL FIELDS DETAIL**



<b>MLS #</b>	20110062	<b>Bedrooms</b>	2
<b>Status</b>	Active	<b>Total Baths</b>	1 Bath
<b>Type</b>	Single Family	<b>Garage Capacity</b>	None
<b>Address</b>	309 N Central Avenue	<b>Construction</b>	Frame
<b>Address 2</b>		<b>Design</b>	1.5 Story
<b>City</b>	Utica		
<b>State</b>	OH		
<b>Zip</b>	43080		
<b>Area</b>	Villages		
<b>Class</b>	RESIDENTIAL		
<b>Asking Price</b>	\$15,000		
<b>Sale/Rent</b>	For Sale		
<b>IDX Include</b>	Yes		

**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>	39	<b>Client Hit Count</b>	37
<b>Number of Acres</b>	0.0000	<b>Auction Y/N</b>	No
<b>Agent</b>	Sam Miller - Main: (740) 397-7800	<b>Listing Office 1</b>	Re/Max Stars - Main: (740) 392-7000
<b>Listing Agent 2</b>		<b>Listing Office 2</b>	
<b>Listing Agent 3</b>		<b>Listing Office 3</b>	
<b>School District</b>	Other	<b>Public School</b>	North Fork
<b>County</b>	Licking	<b>Township</b>	Other
<b>Subdivision</b>		<b>Comp-SB</b>	0
<b>Comp-BB</b>	3	<b>Comp-Variable Y/N</b>	No
<b>Semi-Annual Taxes</b>	182.71*	<b>Parcel #</b>	077-356820-00.000
<b>Lot #</b>	0	<b>Listing Date</b>	1/26/2011
<b>Expiration Date</b>	7/15/2011	<b>Lot Size/Acres</b>	0
<b>Approx Year Built</b>	1905	<b>Age</b>	106
<b>Approx Above Grade SqFt</b>	948	<b>Approx Total Living Space</b>	948
<b>Zoning</b>		<b>Assessments</b>	6.00*
<b>Heat Cost</b>		<b>Directions</b>	
<b>Parcel #1</b>		<b>Parcel #2</b>	
<b>Parcel #3</b>		<b>Parcel #4</b>	
<b>Documents On File</b>		<b>Living Room Level</b>	1
<b>Living Room Size</b>	13.11 x 13.7	<b>Dining Room Level</b>	1
<b>Dining Room Size</b>	14 x 11.3	<b>Kitchen Level</b>	1
<b>Kitchen Size</b>	11.10 x 11.6	<b>Family Room Level</b>	
<b>Family Room Size</b>	0	<b>Bathroom Level</b>	1
<b>Bathroom Size</b>	6.11 x 6.10	<b>Bedroom 1 Level</b>	2
<b>Bedroom 1 Size</b>	13.10 x 13.9	<b>Bedroom 2 Level</b>	2
<b>Bedroom 2 Size</b>	14.1 x 13.10	<b>Bedroom 3 Level</b>	
<b>Bedroom 3 Size</b>		<b>Bedroom 4 Level</b>	
<b>Bedroom 4 Size</b>		<b>Garage Level</b>	
<b>Garage Size</b>		<b>Utility Room Level</b>	1
<b>Utility Room Size</b>	7.8 x 4	<b>Other Room 1 Level</b>	1
<b>Other Room 1 Size</b>	Covered Porch	<b>Other Room 2 Level</b>	1
<b>Other Room 2 Size</b>	Rear Deck	<b>Off Market Date</b>	
<b>Associated Document Count</b>	1	<b>Search By Map</b>	
<b>Tax ID</b>		<b>Update Date</b>	6/24/2011
<b>Status Date</b>	1/27/2011	<b>HotSheet Date</b>	6/24/2011
<b>Price Date</b>	6/24/2011	<b>Input Date</b>	1/27/2011 3:22:00 PM
<b>Original Price</b>	\$17,500	<b>Days On Market</b>	149

**FEATURES**

<b>STYLE</b>	1.5 Story	<b>HEATING</b>	Forced Air Natural Gas	<b>APPLIANCES</b>	Hot Water Tank-Owned	<b>FLOORS</b>	Vinyl Wall To Wall Carpet
<b>EXTERIOR</b>	Vinyl	<b>WATER</b>	City	<b>BASEMENT</b>	Crawl Space	<b>LAUNDRY</b>	Main Floor
<b>YARD</b>	Level Paved Street	<b>SEWER</b>	City	<b>GARAGE TYPE</b>	None		
<b>ROOF</b>	Shingle	<b>CONSTRUCTION</b>	Frame Framed on Site	<b>EXTRAS</b>	Covered Deck Deck		

**FINANCIAL**

**Financing Remarks**

**SOLD STATUS**

**How Sold**  
**Closing Date**  
**Selling Agent 1**  
**Seller Concessions Y/N**  
**Financing**

**Contract Date**  
**Sold Price**  
**Selling Office 1**  
**Seller Concessions**

**REMARKS**

Fixer upper special that is ideal for a building contractor / remodeler, we priced this home super low because it needs work and we realize the buyer for this home needs a BIG financial incentive to take on this project so listing it for only \$15,000 should more than do the trick. The floor plan and design is a 2 bedroom home with a main level bath, nice sized living room, an adjoining dining room with a partially open staircase, eat in kitchen, convenient main level laundry room, natural gas furnace, vinyl sided with newer vinyl windows, covered porch plus a rear deck, on a nice sized and level lot, this home is not a move in condition home but the price certainly reflects an excellent value at only \$15,000.

**ADDITIONAL PICTURES**

