

**Dilgard & Associates Inc., 135 Union Street, Ashland, OH 419-281-2122**  
**Residential Data - Information deemed reliable but not guaranteed**

Status Active  
 MLS Number **211973**  
 Price **\$229,000.**  
 Residential Type Single Family  
Location  
 Area Ashland  
 Sch(Suburban)  
 Street Number 1615  
 Street COR D995  
 Unit #  
 City Ashland  
 Township Montgomery  
 ZIP 44805  
 State Oh  
 School District Ashland City  
 County Ashland

Lot Data  
 Acres 8.5000  
 Lot Size 8.5  
 Flood Plain No  
 Parcel Number I250320001503  
 Legal/Lot # SEC-32 E-3-1 & E-3-2  
 Zoning TWP

Structure Data  
 Aprox Sq Feet\* 2380  
 Year Built 1979  
 Style One Story  
 Garage Yes Attached,  
 Opener, Two Car  
 Basement Yes Full  
 Drive Stone  
 Roof Asphalt/Fibergl  
 Ceiling Insul Insulation  
 Sidewall Insul Insulation  
 1/2 Taxes \$1,405.37  
 Assessments \$0.

Utilities  
 Type of Wat Heat Electric  
 Heat Type Electric, Forced Hot  
 Air Well  
 Water Well  
 Sewer Septic, Leach System  
 Elect Co. Ohio Edison / First  
 Energy

Condo Fees

Room Data

Total Rooms 9 Total Bedrooms 4  
 Bathrooms 2 1/2 Main Floor Bathrooms 2 1/2

<u>Room</u>	<u>Dimensions</u>	<u>Level</u>	<u>Carpet</u>	<u>Window Covering</u>
Living Room	13'9"X16'6"	1	Yes	Yes
Dining Room	14'1"X11'	1	Yes	Yes
Kitchen	11'X19'	1	No	No
Family Room	13'1"X14'	1	Yes	Yes
Master Bedroom	12'9"X17'8"	1	Yes	Yes
Bedroom 2	12'6"X11'	1	Yes	Yes
Bedroom 3	12'11"X11'	1	Yes	Yes
Bedroom 4	11'9"X10'3"	1	Yes	Yes
Other Room	12'9"X8'5"	1	No	No



Directions

COR D995, cross over I-71, first house on the left.

Remarks

Well Built, Well Maintained secluded home on wooded lot. Partially finished basement with two additional bedrms and work area, Granite counter tops in kitchen, new roof in 2004, Cherry Crown Molding in the dining rm, Master suite with walk in close, Family rm with wood burning fireplace & wet bar, other rm is sun room, then there is the entry

Features

Exterior Vinyl  
 Appliances Refrigerator, Oven,  
 Range  
 Inside Amenities Shower/Tub, Water  
 Softener-O, 1st Floor Laundry, Central Air,  
 Fireplace - Wood, Master BR Bath, Shower  
 Stall  
 Miscellaneous Wooded Lot  
 Outside Amen Deck, Open Patio,  
 Porch, Porch Enclosed

Listing Data

Agent Name Hugh "Jim" Barr  
 Agent Phone 419-945-2783  
 Firm Dilgard & Assoc.  
 Inc  
 Firm Phone 419-281-2122  
 Co Agent  
 Owner Last Name Young  
 Owner First Name Robert & Sarah  
 Sub Agent/Co-op 0.0  
 Buyer Broker 2.75  
 Exclusive No  
 Variable Rate No

Loan Type None  
 Terms Cash, Conventional  
 Docs on File Deed Restrictions,  
 Legal Description  
 Possession TBD  
 Occupancy Owner  
 Survey Approved  
 Video/Photos No  
 Internet Yes  
 Option on Property No  
 Lockbox Supra

\*Sq ft measurement deemed reliable but not guaranteed. If Buyer considers sq ft important, the Buyer should assume the responsibility to have the property measured.