

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

Status Active  
 MLS Number **212593**  
 Price **\$169,900.**  
 Residential Type Single Family  
**Location**  
 Area Ashland City Schools  
 Street Number 780  
 Street Woodview Dr  
 Unit #  
 City Ashland  
 Township City/Village  
 ZIP 44805  
 State OH  
 School District Ashland City  
 County Ashland



**Lot Data**  
 Acres 0.3780  
 Lot Size 122x135  
 Flood Plain Unknown  
 Parcel Number P440950005500  
 Legal/Lot # 4016  
 Zoning RL3

**Structure Data**  
 Aprox Sq Feet\* 2278  
 Year Built 1993  
 Style Two Story  
 Garage Yes Attached, Two Car  
 Basement Yes Full, Crawl Space  
 Drive Concrete  
 Roof Asphalt/Fibergl  
 Ceiling Insul Insulation  
 Sidewall Insul Insulation  
 1/2 Taxes \$1,237.30  
 Assessments \$0.

**Utilities**  
 Type of Wat Heat Gas  
 Heat Type Gas, Forced Hot Air  
 Water Public Water  
 Sewer Public Sewer  
 Elect Co. Ohio Edison / First  
 Energy

**Condo Fees**  
 Condo Fee: No  
 Bylaws: No

**Room Data**

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

| Room           | Dimensions | Level | Carpet | Window Covering |
|----------------|------------|-------|--------|-----------------|
| Living Room    | 17'8x11'6  | 1     | Yes    | Yes             |
| Dining Room    | 11'2x11'4  | 1     | Yes    | Yes             |
| Kitchen        | 21'8x13'7  | 1     | No     | Yes             |
| Family Room    | 19x13'7    | 1     | Yes    | Yes             |
| Master Bedroom | 18'9x12'3  | 2     | Yes    | Yes             |
| Bedroom 2      | 17'2x11'4  | 2     | Yes    | Yes             |
| Bedroom 3      | 13x10'5    | 2     | Yes    | Yes             |
| Bedroom 4      | 11x9'8     | 2     | Yes    | Yes             |
| Other Room     | 9x5        | 1     | No     | Yes             |

**Directions**  
 Mifflin Ave. to Woodview Dr.  
**Remarks**  
 Shingles new in 09, siding new in 08. Nice lot, great location!

**Features**  
 Exterior Vinyl  
 Appliances Dishwasher, Disposal  
 Inside Amenities Shower/Tub, Cable  
 Available, Fireplace - Gas, 1st Floor  
 Laundry, Central Air  
 Miscellaneous  
 Outside Amen  
 Exclusions 0

**Listing Data**  
 Agent Name Bill Stepp  
 Agent Phone 419-651-0997  
 Firm Dilgard & Assoc.  
 Inc  
 Firm Phone 419-281-2122  
 Co Agent  
 Owner Last Name Morr  
 Owner First Name Terry & Karen  
 Sub Agent/Co-op 0  
 Buyer Broker 2.75  
 Exclusive Yes  
 Variable Rate No  
 Loan Type Conventional  
 Terms Cash, Conventional  
 Docs on File  
 Possession Transfer Title  
 Occupancy Owner  
 Survey  
 Video/Photos Yes  
 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.

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