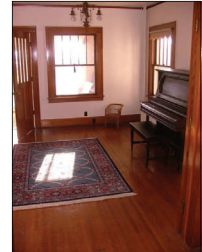


Acreage located out of the tension zone!



Residential Property Address: 84806 Hwy 15, Wayne

PRICE: \$149,500

Legal Description: Pt SW¼ SW¼ (PT TL 3)19-25-4.

Annual Tax: \$1,862.78 **Possession date:** Negotiable **Year Built:** 1925 **Lot size:** 8.05 acres

Property Description: This stately 4+ bedroom, 1½ bath, home sits on lovely acreage just minutes from town. Beautiful woodwork and built-ins greet you when you step through the door. Plenty of room for that growing family to stretch out and get away from city stresses. The walk-up attic adds another area for a playroom or second office. Several good outbuildings which would be great for renewed hobbies or housing larger pets, and also beautiful areas for flowers or gardening!!

Property Details

Construction: Cement fiber siding
Roof: Composition shingles
Cooling: None
Heating: Propane/radiators
Water Heater: Propane
Utility: Breaker box
Garage: 2 car garage

Interior Features

Main Level	1,208 sq. ft.
Second Floor	960 sq. ft.
Basement (unfinished)	<u>896 sq. ft.</u>
Total sq. ft.	3,064 sq. ft.

**Beautiful woodwork, wood floors and built-ins.
 Lovely old world charm throughout this home!**

Main Floor

Kitchen: 12'2" x 12'5"
Pantry: 5' x 7'
Dining Room: 14'6" x 11'9"
Living Room: 13'8" x 16'4"
Sun Room: 9'8" x 19'5"
Half Bath: 7' x 5'
Office/Bedroom: 11'10" x 13'5"

Second Floor

Bedroom #1: 12'3" x 10'6"
Bedroom #2: 12'2" x 13'2"
Bedroom #3: 11'11" x 11'4"
Bedroom #4: 11'11" x 11'3"
Bath: 8'3" x 6'11"
Walkup Attic: Great potential for extra playroom or office.

(All dimensions are approximate.)

The information contained within this data sheet, although believed to be accurate, is not warranted.



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