

Community Insurance Agency and Real Estate

110 5th Ave. Coon Rapids
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www.crcommunityinsurance.com

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—Listing Information—

Address: 408 5th Ave., Coon Rapids
Owner: Casi Willenborg
Occupant: Tenant
Legal: Bradley & Cretsingers Add Block 1, Lot 3 and South 40' of Lot 2
Kitchen/Dining area:
Lot size: 50 x 142
SF Main Floor: 1,154
SF Upper Floor: 309—finished attic—loft
SF Basement: 884
Year built: 1902
Year bought: 2016
Type of Construction: Frame
Color: Blue
Patio/Deck: Covered concrete patio—180 sf
Enclosed Porch: na
Open Porch: 208 sf front porch
Electric Panel: Breakers
Taxes: Gross \$933 Net:
Curtains/Blinds/Drapes: included
Included: Refrigerator, stove, microwave dishwasher
Zoning: Residential

Price: \$79,900
Bedrooms: 3
Baths: 1 full
School District: Coon Rapids-Bayard
Ave. Utilities: \$180
Garage: basement stall—1 car
Drive Paved: Yes
Street Paved: Yes
Foundation: Cement
Type of basement: Full unfinished
Heat: Gas - forced air
Fuel: Natural gas
Air conditioning: Central
Water heater: Gas—new in 2014
Water: CRMU
Sewer: CRMU
Washer and dryer location: Basement
Water Softener: None
Disposal: Yes
Possession Date: Upon closing
Assessed Value: \$54,955

Remarks: Very nice three-bedroom home, large living area with high ceilings. Spacious kitchen and dining area. New flooring and paint throughout the main level. Quiet front porch and landscaped planting areas. Call Chris or John for a showing.

The above information, although believed to be accurate, is not guaranteed to be so by Listing REALTOR. The house size, lot size, year built and other information is taken from public record and other available sources, these matters may be verified with the help of a home inspector or other expert. The taxes shown above may not reflect the actual taxes that will become payable after purchase. Homestead Credit, if applicable, may not apply to future taxes.