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PRICE: \$69,500 **Number:** 227
OWNER: Margaret Braun
PROPERTY ADDRESS: 503 N. Second St.
Coldwater, Ohio
LEGAL DESC: Section 27 of Butler Township,
Village of Coldwater, County of Mercer, State of
Ohio.
PARCEL NO. 05-00220.0000
ANNUAL TAX: \$927.22 of this amount \$398.42
is homestead
ASSESSMENT: None Known
BEDROOMS: 2 down
BATHS: 1 down
LOT SIZE: 61' x 132'
EST. SQ. FT.: 924
AGE OF HOME: 1949
HEAT/AGE/INST.: Gas Hot Water
CENTRAL AIR/AGE/INST.: None
PLUMBER: Rish
BUILDER: Unknown
ELECTRICIAN: Unknown
AMP ELEC. SERVICE: 100 amp.
GARAGE: 2 car detached (26' x 32')
ATTIC ABOVE GARAGE: Yes
ATTIC ACCESS IN HOME: Door
OPENER: No
BASEMENT/FINISHED: No
BASEMENT CONTRACTOR: Unknown
SUMP PUMP: No, natural drain
SCHOOL DIST: Coldwater
POSSESSION: Closing
INSULATION:
 ATTIC: Blown
 WALLS: Unknown
SEWAGE: Village
WATER: Village
CISTERN: None
ANTENNA: None
CABLE: Time Warner
DISH: No
WATER HEATERAGE: Electric 5-6 yrs.
WATER SOFTENER/AGE/OWNED: Village
DISHWASHER: None
ROOF TYPE/AGE: Asphalt 2007
WINDOWS: Fall 2009 (vinyl replacement)
STORMS: No
SCREENS: Yes

GARBAGE DISP: None
CENTRAL VAC: None
UTILITY INFORMATION
 GAS CO: Dominion
 MO.AVG/LEVEL BILLING:
 ELECTRIC CO: DP&L
 MO. AVG/LEVEL BILLING:
OTHER: N/A
EXTERIOR: Brick
INTERIOR: Plaster
PROPERTY LINES:
 NORTH: south edge of neighbors drive(east pt)
 SOUTH: end of drive
 EAST: concrete
 WEST: street
 OTHER: N/A
TO STAY: All window coverings, range,
washer and everything fast and secured.
SELLER RESERVES: None
NEGOTIABLE: Personal Property

MEASUREMENTS:
Kitchen/Dining: 10'5 x 14'6
Living Room: 11'6 x 18
Master Bedroom: 10'6 x 11'6
Bedroom: 10'5 x 10'6

NOTES:
**TAKE ADVANTAGE OF THE FEDERAL
GRANT BEFORE APRIL 30TH! CALL US
TODAY FOR YOUR SHOWING!**

**INFORMATION & MEASUREMENTS ARE NOT
WARRANTED!**