

LISTING ID #5275



**Listing Agent – Isaac Hoying
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REAL ESTATE LTD.

90 N. Main St. · Minster, OH 45865 · www.weigandtrealestate.com

SELLER: Wolf Real Estate
ADDRESS: 54 S. Hanover St, Minster, OH 45865
SQ. FOOTAGE: 1,997 Sq. Ft.
LOT SIZE: 69' x 220'
TAXES: \$1,131.98/year
GARAGE: 2 car attached 25' x 25' with open breezeway

BEDROOMS:

Master Suite	Bedroom #2	Bedroom #3	Nursery
13'7" x 12'6"	15' x 11'5"	12'4" x 15'	10' x 9' non-typical

BATHS: 3 Full

KITCHEN: 15' x 15'4"

PANTRY: 6'6" x 6'4"

MUD ROOM: 7'4" x 6'3"

DINING ROOM: 14'8" x 13'3"

LIVING ROOM: 14'8" x 13'3"

LAUNDRY ROOM: 6'6" x 8'9"

TYPE OF HEAT: Gas Forced

FOUNDATION: Cellar Type

FIREPLACE: No

CENTRAL A/C: Yes

Attic: Attic Storage – 15'8" x 9'

NOTES: This is a fully renovated home the includes: new cabinets, flooring, master bathroom addition, shower was added to the upstairs half bath, created a new laundry room and pantry off the kitchen, new coffee/wine bar, ceiling beams in kitchen, wood accents in master bedroom, dining room and living room, new windows and siding, updated electrical and plumbing Price includes new appliances: refrigerator, gas stove, dishwasher, beverage fridge, washer, dryer.

YEAR BUILT: 1910
Exclusive Listing

SELLING PRICE: \$439,000.00

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