

**LISTING ID #3415**

**Listing Agent – Isaac Hoying  
937-538-0456**



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**SELLER:** Inskip, Bob & Jessi

**ADDRESS:** 46 S. Hanover Street Minster, OH

**SQ FOOTAGE:** 2,032 sq. ft.

**LOT SIZE:** 69' x 220'

**TAXES:** Approximately \$2,073.56 per year

**GARAGE:** One-car detached

**BEDROOMS:** Four

<b>Master</b>	<b>Bedroom #2</b>	<b>Bedroom #3</b>	<b>Bedroom #4</b>
13'4" x 14'7"	15'7" x 13'7"	12'6" x 15'7"	9' x 9'

**BATHS:** 2 ½ baths

**KITCHEN:** 13'9" x 15'4"

**DINING ROOM:** 15' x 15'6"

**BONUS ROOM:** 19'6" x 10'10"

**FAMILY ROOM:** 15' x 15'

**UTILITY ROOM:** 19' x 7'4"

**TYPE OF HEAT:** Gas forced air

**CENTRAL A/C:** Yes

**FIREPLACE:** No

**BASEMENT:** Cellar style

**PATIO/DECK:** Brick patio

**NOTES:** New windows. Home to include refrigerator, dishwasher, stove and microwave. Play set in backyard to stay. Kitchen island does not stay.

**YEAR BUILT:** 1890

**BUYER/BROKER CO-OP:** 2.4%

**SELLING PRICE:** \$169,900.00

**ALL OF THE ABOVE DATA IS SUBJECT TO ERRORS, OMISSIONS, REVISIONS AND IS NOT WARRANTED. ALL INFORMATION MUST BE VERIFIED BY ALL PARTIES INVOLVED.**

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