

**LISTING ID# 3585**



**Listing Agent – Todd Weigandt**  
**937-538-0156**

**SELLER:** Beverly A. Patton, Tess Voisard, POA

**ADDRESS:** 674 E. Third St., Minster, Ohio

**FOOTAGE:** 1000 sq. ft.

**LOT SIZE:** 75' x 137'

**TAXES:** \$1106.42 per year

**GARAGE:** Two-car attached

**BEDROOMS:** Three

**Master**  
11'8" x 11'1"

**Bedroom #2**  
10'5" x 10'7"

**Bedroom #3**  
9'9" x 9'8"

**BATHS:** 1 full bath

**KITCHEN:** 11'11" x 16'6" Eat-In Kitchen

**FAMILY ROOM:** 13'2" x 16'3"

**UTILITY ROOM:** 4' x 11'11"

**TYPE OF HEAT:** Electric Baseboard Heat

**CENTRAL A/C:** Yes

**FOUNDATION:** Crawl space

**FIREPLACE:** none

**PATIO:** Concrete 10' x 16'

**NOTES:** Home to include Refrigerator, Stove, Microwave, All Window Coverings,  
(2) TV's Mounted to Wall, Washer, Dryer, Deep Freeze and Refrigerator in Garage.

**YEAR BUILT:** 1972

**BUYER/BROKER CO-OP:** 2.0%

**SELLING PRICE:** **\$134,900.00**

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