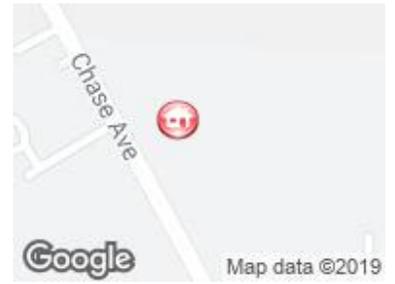


**ALL FIELDS WITH EMAIL**



<b>MLS #</b>	20180351	<b>Bedrooms</b>	3
<b>Class</b>	RESIDENTIAL	<b>Full Baths</b>	1 Bath
<b>Type</b>	Single Family	<b>Half Bath</b>	0
<b>Area</b>	Villages	<b>Garage Capacity</b>	None
<b>Asking Price</b>	\$140,000	<b>Construction</b>	Frame
<b>Address</b>	406 Chase Avenue	<b>Design</b>	2 Story
<b>Address 2</b>			
<b>City</b>	Gambier		
<b>State</b>	OH		
<b>Zip</b>	43022		
<b>Status</b>	Active		
<b>Sale/Rent</b>	For Sale		
<b>IDX Include</b>	Y		



**GENERAL**

<b>VOW Include</b>	Yes	<b>VOW Address</b>	Yes
<b>VOW Comment</b>	Yes	<b>VOW AVM</b>	Yes
<b>Agent Hit Count</b>	16	<b>Client Hit Count</b>	116
<b>Number of Acres</b>	2.9350	<b>Auction Y/N</b>	No
<b>Agent - Agent Name and Phone</b>	Sam Miller - Main: 740-397-7800	<b>Agent - E-mail</b>	samsells@sammiller.com
<b>Listing Office 1 - Office Name</b>	Re/Max Stars	<b>Listing Office 1 - Phone Number</b>	Main: 740-392-7000
<b>Listing Agent 2 - Agent Name and Phone</b>		<b>Listing Agent 2 - E-mail</b>	
<b>Listing Office 2 - Office Name</b>		<b>Listing Office 2 - Phone Number</b>	
<b>Listing Agent 3 - Agent Name and Phone</b>		<b>Listing Agent 3 - E-mail</b>	
<b>Listing Office 3 - Office Name</b>		<b>Listing Office 3 - Phone Number</b>	
<b>School District</b>	Mount Vernon	<b>Public School</b>	Wiggins-MTV District
<b>County</b>	In Knox County	<b>Township</b>	Village
<b>Subdivision</b>	Other	<b>Comp-Variable Y/N</b>	No
<b>Semi-Annual Taxes</b>	1104.49*	<b>Parcel #</b>	2 Parcels
<b>Lot #</b>	0	<b>Listing Date</b>	4/21/2018
<b>Expiration Date</b>	10/15/2019	<b>Lot Size/Acres</b>	2.935
<b>Approx Year Built</b>	1948	<b>Age</b>	70
<b>Approx Above Grade SqFt</b>	1,158	<b>Approx Total Living Space</b>	
<b>Zoning</b>		<b>Assessments</b>	3.00*
<b>Heat Cost</b>		<b>Directions</b>	
<b>Documents On File</b>		<b>Living Room Level</b>	1
<b>Living Room Size</b>	19.3 x 11	<b>Dining Room Level</b>	1
<b>Dining Room Size</b>	15.9 x 11.9	<b>Kitchen Level</b>	1
<b>Kitchen Size</b>	11.1 x 10.6	<b>Family Room Level</b>	
<b>Family Room Size</b>	0	<b>Bathroom 1 Level</b>	1
<b>Bathroom 1 Size</b>	10.6 x 6	<b>Bedroom 1 Level</b>	2
<b>Bedroom 1 Size</b>	11.8 x 9.3	<b>Bedroom 2 Level</b>	2
<b>Bedroom 2 Size</b>	11.9 x 8.1	<b>Bedroom 3 Level</b>	2
<b>Bedroom 3 Size</b>	11 x 9.5	<b>Bedroom 4 Level</b>	
<b>Bedroom 4 Size</b>		<b>Bathroom 1 Type</b>	Full
<b>Bathroom 2 Level</b>		<b>Bathroom 2 Size</b>	
<b>Bathroom 2 Type</b>		<b>Bathroom 3 Level</b>	
<b>Bathroom 3 Size</b>		<b>Bathroom 3 Type</b>	
<b>Bathroom 4 Level</b>		<b>Bathroom 4 Size</b>	
<b>Bathroom 4 Type</b>		<b>Garage Level</b>	
<b>Garage Size</b>		<b>Utility Room Level</b>	1
<b>Utility Room Size</b>	Main Level	<b>Other Room 1 Level</b>	
<b>Other Room 1 Size</b>		<b>Other Room 2 Level</b>	
<b>Other Room 2 Size</b>		<b>Off Market Date</b>	
<b>Associated Document Count</b>	1	<b>Search By Map</b>	
<b>Tax ID</b>		<b>Update Date</b>	6/21/2019
<b>Status Date</b>	6/17/2019	<b>HotSheet Date</b>	6/21/2019
<b>Last Price Change Date</b>	6/21/2019	<b>Input Date</b>	4/24/2018 10:50 AM
<b>Original Price</b>	\$159,900	<b>Days On Market</b>	426
<b>Virtual Tour</b>	<a href="http://www.tourfactory.com/1977667">http://www.tourfactory.com/1977667</a>	<b>City Corps. Limit</b>	Yes
<b>Homestead Y/N</b>	No	<b>Homestead \$ Amount</b>	\$0.00
<b>CAUV Y/N</b>	No	<b>CAUV \$ Amount</b>	\$0.00
<b>Village</b>	Gambier	<b>Comp-BB</b>	3

**GENERAL**

Comp-SB Showing Date	0	Picture Count	22
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**FEATURES**

<b>STYLE</b> 2 Story	<b>ROOF</b> Shingle	<b>CONSTRUCTION</b> Frame	<b>DRIVEWAY</b> Gravel
<b>EXTERIOR</b> Vinyl	<b>HEATING</b> Forced Air	<b>APPLIANCES</b> Microwave	<b>GARAGE TYPE</b> None
<b>YARD</b> Meadow	Natural Gas	Range Oven	<b>FLOORS</b> Vinyl
Paved Street	<b>WATER</b> City	Refrigerator	Wall To Wall Carpet
Wooded	<b>SEWER</b> City	<b>BASEMENT</b> Partial	<b>LAUNDRY</b> Main Floor
		Unfinished	

**FINANCIAL**

Financing Remarks

**SOLD STATUS**

How Sold	Contract Date
Closing Date	Sold Price
Selling Agent 1 - Agent Name	Selling Office 1 - Office Name
Seller Concessions Y/N	Seller Concessions
Financing	

**REMARKS**

**Remarks** 2 Story farm house with a great location, short walk from Gambier Village and Kenyon College, situated on 2.935 country acres, features include 3 bedrooms a full main level bath/laundry combo, nice sized living room with wall of built in bookcases, adjoining dining room, spacious kitchen with ample cabinet space and includes the major appliances, natural gas forced air heating, re-shingled roof in 2014, low maintenance vinyl sided exterior, immediate possession available, wonderful setting and priced to sell at \$140,000.

**AGENT TO AGENT REMARKS**

Showing Phone 614-255-5588  
Agent to Agent Remarks Agents: Please contact CSS for showings: 614-255-5588

**ADDITIONAL PICTURES**

