

Active

S1271072p+ W06MH 7705 Werner Ave
 City/Municipal Mt Healthy Cnty Hamilton
 Subd Twp

Rooms 5 **Bedrms** 3 **Baths** 1-0



Hamilton Avenue to Compton Road to North on Werner Avenue.

Cross Street Compton Road

Open House

Date **Time**

Tax ID 5930003020900 **Other**

Unit# Subu Mt. Healthy
State OH **Zip** 45231

LP\$ 84,900

Family Rm N **BedRm Lev1Y**
Formal Din Y **BthRm Lev1Y** Full

Type Single Family **Bsmt** Full
Levels 1.5 Story **Garage** 1 Built in
Arch Cape Cod **Parking** Driveway
Const Brick **Firepl** 1 Inoperable
Found Block **Gas** Natural
Roof Shingle **Water** Public
Windows Insulated, Vinyl **Sewer** Public
Heating Gas, Forced Air **Zoning** Residential
Cooling Central Air **Sa-Tax** 953.45
Age 64 **TxRate** Of Record
New N Existing Structure **Asmnt** 4.06
Lot 45 x 272.93 **Occupy** At Closing
Acreeage 0.282 **Transp**

Lev Condo **HOA Fee** No **School** Mount Healthy City S
HOA Amt \$ N/A **District** Call SD 513-729-0077

Auction N **Disability Access**
Spec Fin N

This Listing Courtesy of Jamestown C.A.R.E.S.

Darling cape cod with roomy kitchen, hardwood floors and tasteful decor. Large backyard is perfect for summer gatherings. Luxury bath and updated kitchen. Large second story bedroom could be easily divided to make a fourth bedroom.

Dim Lev Features

Living/Grea 0 X 0 1 Wood Floors, Fireplace
Dining 0 X 0 1 Wood Floors
Kitchen 0 X 0 1

MasterBd 0 X 0 1
BedRm2 0 X 0 1
BedRm3 0 X 0 2

Bath #1 Full 1 Tub w/Shower, Whirlpool

Docs Plan/Plat
Trees Partial Wooded
Topog Level
Access City Street

LaundryRm 0 X 0 L

Basement Unfinished
Applia Oven/Range, Dishwasher, Refrigerator
Inside Vaulted Ceiling
Miscel Cable TV, Smoke Alarm, 220 Volt
Views Other
Outside Deck, Metal Fence
Land Desc Less than .5 Acre
Builds Storage Shed

This listing is Active - Report Prepared by

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Listing # 1271072

7705 Werner Ave



Cozy cape cod with full brick exterior. Covered porch, fenced yard and numerous upgrades.



Large living room with fireplace and plenty of natural light.



Great deck overlooking a deep backyard. Fully fenced for your children and/or pets. Small storage shed in rear of yard.



Large kitchen is open to the formal dining room and equipped with dishwasher, range and refrigerator.

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Completely remodeled bathroom with jetted oversized tub and pedestal sink.