

Sold 08/08/17 Accept Backup Offers, **CD** 08/28/17
\$1544498p+ E34HI **244 W Walnut St**
 TaxDist/Muni Hillsboro **Cnty** Highland
Subd **Twp** Liberty

DOM 36/36 **SO** CHAB01 **CASH** **S/L%** 87.61 **SP\$** 70,000
Unit# **Subu** Highland Co. **LP\$** 79,900
State OH **Zip** 45133 **OP\$** 79,900

Single Family **Rooms** 8 **Bedrms** 3 **Baths** 1-1

Family Rm Yes **BedRm Lev1** Yes
Formal Din Yes **BthRm Lev1** Yes Partial
Type **Bsmt** Partial
Levels Two **Garage** None
Arch Traditional **Parking** On Street
Const Stucco **Firepl** 1 Inoperable,Brick
Found Stone **Gas** Natural
Roof Shingle **Water** Public
Windows Wood **Sewer** Public
Heating Gas,Forced Air **Zoning**
Cooling None **Sa-Tax** 514.64
Year Built 1917 **Realist2 Census Tract** 9,548.00
New No Completed **Asmnt** of record
Lot 89x121 **Occupy** Negotiable
Acreeage 0.4000 **Transp**



From center of Hillsboro take S. High St., 1 block, right on West Walnut to 244 W. Walnut on right.

Cross Street Elm Street

Bldg Floor# **HOA Fee** No **School** Hillsboro City SD
HOA Amt\$ Other **District** Call SD 937-393-3475
Mgt Comp **Available for Lease** No
Mgt Phn **Access/Disability Features**
Auction No **Energy/Green Features**
Spec Fin No
Realist2 SqFt TotFin 3,138 **AbvGrd** 3,138 **Bsmt** 920 **Lot** 17,642

Open House
Date **Time**
TaxID 254300121500 **Other**

Marketing Remarks and Agent Remarks

Very large home with lots of potential. Three bedroom, 1.5 bath home with formal dining room, family room, hardwood floors, winding staircase, chandeliers. 9'+ ceilings, French doors. This could be a beautiful home when finished. Large covered front porch. Sits on a large lot with room in front and back with mature shade trees.

(Agent) Air conditioning could be added to existing furnace. Dogs are friendly, latch gate at bottom when entering and leaving.

Dim	Lev	Features
Entry	12 X 17	1 Wood Floor
Living/Great	18 X 36	1 Wood Floor
Dining	15 X 17	1 Wood Floor
Kitchen	12 X 15	1 Vinyl Floor,Eat-In
BreakfstRm		
FamRm	17 X 16	1 Wood Floor,French Doors
Study		
MasterBd	12 X 15	1 Wood Floor,Walk-in Closet
BedRm2	15 X 18	2
BedRm3	15 X 18	2
BedRm4		
BedRm5		
Bath #1	Full	2 Tub w/Shower
Bath #2	Partial	1
Bath #3		
Bath #4		
LaundryRm		
RecRm		
Flex Rooms		
Appliances		
Misc	Cable,220 Volt	
Inside	9Ft + Ceiling,French Doors	
Outside	Patio,Porch	

Realist2 Tax Information for Tax ID# 25-43-001-215.00		
244 W WALNUT ST		
Owner Name	CHILDERS BILLIE W / CHILDERS MARIE E	
Legal Descrip	O/L 12 PT 0.396 ACRE	
Tax Year	2016	Total Fin SqFt 3138
Annual Taxes	1029.28	Abv Grd SqFt 3138
Land Asmnt	34500	Bsmt SqFt 920
Improved Asmnt	57400	Lot Area 0.405
Total Asmnt	91900	Lot Frontage 89
% Improved	62.46%	Lot Depth 198
Asmnt Year	2017	Year Built 1901
Last Sale Date	2017-09-06	Township HILLSBORO
Last Sale Price	70100	Census Tract 9548.00
Document	959-240	
Deed Type	JOINT SURVIVO	

Basement Unfinished

Views City

This Listing is Sold

Call Listing Office Call listing office to schedule showing
LO WILN01 Wilson National LLC 937-393-3440 **FAX** 937-393-3442 **ER** **Lmtd Srvc** No
LAgt 215412 Brandon J Wilson 937-393-3440 **brandonwilson@wilnat.com** **Coop Comm** 3%
Co-LO **Internet Y** **Agt Hits** 198 **Pub Hits** 33
Co-LAgt **Property Owner** Consumer
List Date 07/03/17 **Exp Date** 01/03/18 **Est Close Date** 08/22/17
SO CHAB01 Chambers-Fite Realty 937-393-1948 **Seller Pd Clo Costs** No **Short Sale** No
Selling A 211008 Rene Vance 937-205-6513 **\$ Amount or %** **3rd Party Approval Req** No

