

## LISTING DETAIL



**MLS #** 85623  
**Status** ACTIVE  
**Type** SINGLE FAMILY  
**Address** 125 FLORAL AVENUE  
**Address 2**  
**City** ST. JOHNS  
**State** MI  
**Zip** 48879  
**Area** ST JOHNS  
**Class** RESIDENTIAL  
**Asking Price** \$104,900  
**Listing Office 1 - Office Name** MILLER REALTY  
**Listing Office 1 - Phone Number 1** Main: (989) 875-3250

**CINDY TAYLOR**  
**MILLER REALTY**  
**Main: (989) 875-3250**  
**128 N PINERIVER**  
**ITHACA MI 48847**  
**cindy@miller-real-pro.com**



## GENERAL

<b>Bedrooms</b>	<b>3</b>	<b>Dining Room Size</b>	<b>11X14</b>	<b>Main Bedrooms</b>	<b>1</b>
<b>Baths</b>	<b>1</b>	<b>Kitchen Size</b>	<b>9X12</b>	<b>Lower Bedrooms</b>	<b>0</b>
<b>Number of Acres</b>	<b>Lot M/L</b>	<b>Family Room Size</b>		<b>Upper Baths</b>	<b>0</b>
<b>Township</b>	<b>CITY OF ST JOHNS</b>	<b>Bedroom 1 Size</b>	<b>11X12</b>	<b>Main Baths</b>	<b>1</b>
<b>County</b>	<b>CLINTON</b>	<b>Bedroom 2 Size</b>	<b>12X13</b>	<b>Lower Baths</b>	<b>0</b>
<b>Lot Size</b>	<b>84X140</b>	<b>Bedroom 3 Size</b>	<b>13X13</b>	<b>Tax #</b>	<b>300-110-003-026-00</b>
<b>Total FINISHED Sq Ft</b>	<b>1299</b>	<b>Bedroom 4 Size</b>		<b>Possession</b>	<b>AT CLOSE</b>
<b>Age</b>	<b>76</b>	<b>Other Size</b>		<b>Legal</b>	<b>AVENUE ADD. BLK 3, LOT 26 &amp; ALL THAT PART OF LOT 28 LYING E OF OTTAWA ST. CITY OF ST. JOHNS T7N R2W</b>
<b>Approx. Year Built</b>	<b>1935</b>	<b>Laundry Room Size</b>			
<b>Living Room Size</b>	<b>11X18</b>	<b>Upper Bedrooms</b>	<b>2</b>		

## FEATURES

<b>BASEMENT</b>	<b>FULL</b>	<b>PATIO/DECK</b>	<b>PORCH</b>	<b>MINERAL</b>	<b>UNKNOWN</b>
<b>GARAGE</b>	<b>2.5 CAR, DETACHED, CONCRETE FLOOR</b>	<b>ZONED</b>	<b>RESIDENTIAL</b>	<b>RIGHTS</b>	
<b>APPLIANCES</b>	<b>REFRIGERATOR, MICROWAVE</b>	<b>TV SERVICE AVAILABLE</b>	<b>CABLE</b>	<b>EXTRAS</b>	<b>FENCED YARD, SHED, CEILING FAN(S)</b>
<b>STYLE</b>	<b>1.5 STORY</b>	<b>WATER</b>	<b>MUNICIPAL</b>	<b>SPECIAL</b>	<b>FOYER, FORMAL DINING ROOM</b>
<b>EXTERIOR</b>	<b>ALUMINUM</b>	<b>SEWER</b>	<b>MUNICIPAL</b>	<b>FEATURE</b>	
<b>CONSTRUCTION</b>	<b>FRAME</b>	<b>DRIVEWAY</b>	<b>CONCRETE</b>	<b>LAND FEATURE</b>	<b>LEVEL</b>
<b>WATER HEATER</b>	<b>NATURAL GAS</b>	<b>ROAD</b>	<b>BLACKTOP</b>	<b>S</b>	
<b>HEATING</b>	<b>NATURAL GAS, FORCED AIR</b>	<b>TAXES PAID TO SCHOOL</b>	<b>OTHER</b>	<b>DOCUMENTS</b>	<b>LBP DISCLOSURE, SELLERS DISCLOSURE, TITLE INSURANCE</b>
<b>CENTRAL AIR</b>	<b>YES</b>			<b>ON FILE</b>	
				<b>TERMS</b>	<b>CASH, CONVENTIONAL, FHA, MSHDA</b>
				<b>Virtual Tour</b>	

## FINANCIAL

<b>Summer Taxes</b>	<b>1444.87</b>	<b>SEV Amount</b>	<b>44600</b>
<b>Winter Taxes</b>	<b>1304.59</b>	<b>Principal Residence %</b>	<b>0</b>
<b>Total Taxes</b>	<b>2749.46</b>	<b>Assessment (Y/N)</b>	
<b>Summer Year</b>	<b>2010</b>		
<b>Winter Year</b>	<b>2010</b>		

## REMARKS

**LOOKING FOR A HOME WITH CHARACTER? YOU'VE FOUND IT AT 125 FLORAL AVENUE. EVEN THE ADDRESS SETS THE MOOD FOR THIS CHARMING 3 BDRM HOME IN A NICELY MAINTAINED ST. JOHNS NEIGHBORHOOD. THE DOUBLE LOT SETTING MEANS YOU GET THE ATTRACTIVE CORNER LOT PLUS A BIG FENCED- IN BACK YARD. THE CENTRAL AIR, NEW VINYL WINDOWS IN 2010 1ST FLOOR MASTER BEDROOM, AND THE 2.5 CAR GARAGE ADD CONVENIENCE TO THE CHARACTER AND CHARM. THE ROOF AND FURNACE BOTH ARE NEW IN LAST 5 YEARS. AND CHECK OUT THOSE ORIGINAL HARDWOOD FLOORS!**