



Residential ML#: 3320163 Xref: **Status:** Active LP: \$259,900
318 Plymouth Dr Bay Village, OH 44140-1451 Twp: **SP:**
Area: 204 **Subdiv:** **List Date:** 05/18/12
Property Subtype: Single Family **County:** Cuyahoga **List Date Rec:** 05/18/12
Parcel ID #: [20115013](#) **Pending Date:**
Photos: [24](#) **VT:** [Yes](#) **OH:** No **Attachments:** **Off Mkt Date:**
Directions: last street in Bay Village, west end. South of Walker, west end of Bexley **Closing Date:**
Exp. Date: 08/16/12
DOM/CDOM: 1/1

Maint. Fee: \$0 / **Unit Floor #:** **Unit Location**

Maint. Incl:
Restrictions: None

Annual Taxes: 6162 **Homestead:** Yes **Assessments:** No **School Dist:** Bay Village CSD
Bedrooms: 4 **Approx/Total SqFt:** / 2145 **House Faces:** East **Disability Features:** No
Baths: 3 (2 1) **SqFt Source:** **Exterior:** Vinyl **Warranty:** Yes
Rooms: 8 **Lot Size:** 0.337 ac **Irregular No** **Roof:** Asphalt/Fiberglass **Fixer Upper:** No
Fireplaces: 1 **Lot Size Source:** Public Record Auto **Year Built:** 1963 **Public Trans** Yes
Stories: 2 Story **Lot Frontage/Depth:** 70 x 210 **Construction:** **Avail for Auction:** No
Style: Colonial **Dwelling Type:** Detached **Auction Date:**
HOA: No **Incl:**

Basement: Y Crawl,Partial,Unfinished **Fence:**
Heating Type: Forced Air **Heating Fuel:** Gas
Cooling Type: Central Air **Water/Sewer:** Public Sewer,Public Water
Garage # of Cars: 2 **Driveway:** Paved **Garage Features:** Attached,Door Opener

Exterior Features: Patio
Lot Description: Wooded/Treed
View Description: Wooded
Appliances/Equip: Dishwasher,Dryer,Refrigerator,Security System,Washer
Amenities:

Room Name	Dim	Lvl	Wnd Trtmt	Fireplace	Flooring	Full Bath Level:	Half Bath Level:	
							Upper	Lower,Main

Great Room							
Living	19x13	First	Yes	Yes	Wood		
Family	20x11	First	Yes	No	Wood		
Kitchen	11x11	First	Yes	No	Wood		
Dining	11x11	First	Yes	No	Wood		
Mstr Bed	19x11	Second	Yes	No	Wood		
Bed #2	19x11	Second	Yes	No	Wood		
Bed #3	13x16	Second	Yes	No	Wood		
Bed #4	12x11	Second	Yes	No	Wood		

Miscellaneous Rooms: 1st Floor Bath Half,Formal Dining Room
Remarks: Don't miss this wonderful colonial on large lot bordering Avon Bay Soccer park, on a quiet section of Plymouth. Completely updated and fresh, this home has everything on your wish list! The homey living room has gleaming hardwood floors and an extra large custom woodburning fireplace with oak mantel. The dining room can accomodate the extended family for the holidays just steps from the newer Hickory cabinet country kitchen with glass backsplash and soft vinyl tile flooring. A glass slider leads to a large brick patio and lovely landscaping and perennials. Upstairs are 4 bright bedrooms, the master features double closets and a brand new bath, double sinks, glass surround deep soaking tub, and commode. Bedroom 2 and 3 are roomy and have access to the jack and jill bathroom with vintage sink topped antique dresser. A freshly painted basement houses your workout and hobby equipment along with washer/dryer,that stay.Newer siding, roof, gutter guards, furnace and hot water heater. Show!

Office Information 2527 / Lighthouse Realty, Inc. 440-899-5460 <http://www.eLighthouseRealty.com>
List Agent: 403933 Sandra S McManamon 440-899-5460 sandy@elighthouserealty.com
Co-Lister:

Showing Instruction: Call Agent **List Type:** Exclusive Right
Showing Info: 24 hours notice call Ted or Sandy **Internet Listing:** Yes **Possession:** Negotiable
Sub Agt Comp: 0 **Occupied:** Owner **Show Address to Public:** Yes **Short Sale:** No
Buy Broker Comp: 3/2 **Ownership:** Resident **Show Address to Clients:** Yes **Available**
Other Comp: Dual,Graduate **Comp Explain:** 3% 1st \$100k; 2% beyond **Financing:**

Broker Oven not included.
Remarks:

Comparable Information	Sell Office:	Orig List Price:	Financed:
		\$274,900	
Sell Agent:		List Price: \$274,900	Closed By:
Co-Seller:		Sale Price:	Seller Giveback:

Prepared By: Sandra McManamon Information is Believed To Be Accurate But Not Guaranteed Date Printed: 05/19/2012