



Bart & Jackie Baxter

Realtors, GRI - Prodigy Real Estate
"Let's Get it SOLD!"

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3/18/2008

Property Full Report, Single Family Residential, MLS#: 3490369

114 S Falls Street , River Falls, WI 54022



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Status: **Active**

List Price: **\$139,000**

Original List Price: **\$149,000**

Map Page: **999** Map Coord: **A1**
Directions: **Hwy 35 to W Division St, W to Falls St, Left to Home.**

MLS Area: **805 - Western Wisconsin**
Style: **(SF) One 1/2 Stories**
Const Status: **Previously Owned**
Foundation Size: **818**
Above Ground Finished SqFt: **1,322**
Below Ground Finished SqFt: **0**
Total Finished SqFt: **1,322**

Year Built: **1930**
Bedrooms: **3**
Total Baths: **1**
Garage: **1**
Acres: **0.00**
Lot Size: **60 x 90**
Fire #:

TAX INFORMATION

Property ID: **B47276227190121P**
Tax Year: **2007**
Tax Amt: **\$2,279**
Assess Bal: **\$0**
Tax w/assess: **\$2,554**
Assess Pend:
Homestead: **Yes**

List Date: **1/26/08** Received By MLS: **1/26/08** Days On Market: **52**

General Property Information

Legal Description: **LOT 2 BLK 96 N N & O S POWELLS ADD (114 S FALLS)**
County: **Pierce**
School District: **9002 - River Falls, 715-425-1800**
Complex/Dev/Sub:
Restrictions/Covts:
Road Frontage: **City, Paved Streets**
Zoning: **Residential-Single** Accessibility: **None**

Common Wall: **No**

Remarks

Agent Remarks: **Country charm with class. This story and a half home has 3 bedrooms and a fenced yard. All offers subject to bank approval. Year built is approximate.**

Public Remarks: **Country charm with class. This story and a half home has 3 bedrooms and a fenced yard.**

Structure Information

Room	Level	Dimen	Other Rooms	Level	Dimen	Heat:
Living Rm	Main	24 x 12	Den	Main	13 x 12	Forced Air
Dining Rm			Deck	Main	13 x 12	Natural Gas
Family Rm			Porch	Main		Central
Kitchen	Main	13 x 13				City Water - Connected
Bedroom 1	Upper	14 x 13				City Sewer - Connected
Bedroom 2	Upper	13 x 10				Garage Stalls: 1
Bedroom 3	Upper	10 x 9				Garage Stall #:
Bedroom 4						Other Parking:
			Bathrooms:	Total: 1	Full: 1	Pool: None
				3/4: 0	1/2: 0	
					1/4: 0	

Bath Description: **Main Floor Full Bath**

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Dining Room Desc: **Eat In Kitchen**
 Family Room Char:
 Fireplaces: **0** Fireplace Characteristics:
 Appliances: **Dishwasher, Disposal, Dryer, Range, Refrigerator, Washer**
 Basement: **Crawl Space, Partial**
 Exterior: **Wood**
 Fencing: **Chain Link**
 Roof: **Age 8 Years or Less, Asphalt Shingles, Pitched**
 Amenities-Shared: **Deck, Porch**
 Amenities-Unit: **Deck, Hardwood Floors, Kitchen Window, Porch**
 Parking Char: **Detached Garage**
 Special Search: **3 BR on One Level, Main Floor Laundry**

Financial**Cooperating Broker Compensation**

Buyer Broker Comp: **2.4000** Sub-Agent Comp: **2.4000** Facilitator Comp: **2.4000**
 Variable Rate: **N** List Type: **Exclusive Right To Sell**
 List Agt is Owner?: **No**
 Sellers Terms: **Adj. Rate/Gr Payment, Cash, Conventional**
 Existing Fin:

Listing Agent: **Bart Baxter, GRI 651-735-1111**

Listing Office: **Prodigy Real Estate**

Appt Phone: **952-473-1380**

Office Phone: **651-379-6400**

This Report Prepared By: **Bart Baxter 651-735-1111**