



# Bart & Jackie Baxter

Realtors, GRI - Prodigy Real Estate

"Let's Get it SOLD!"

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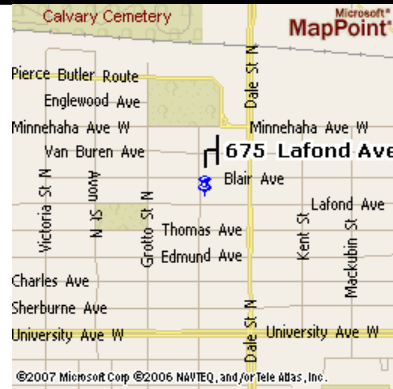
10/28/2007

Property Full Report, Single Family Residential, MLS#: 3403784

## 675 Lafond Avenue , St Paul, MN 55104-1602



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Status: **Sold**

List Price: **\$119,900**

Sold Price: **\$124,400**

Original List Price: **\$127,900**

Map Page: **108**

Map Coord: **A3**

Directions: **University or Hwy 94 to**

**Dale. North on Dale. West on Lafond to home on right.**

MLS Area: **742 - SP-Central**  
 Style: **(SF) One 1/2 Stories**  
 Const Status: **Previously Owned**  
 Foundation Size: **904**  
 Above Ground Finished SqFt: **1,357**  
 Below Ground Finished SqFt: **0**  
 Total Finished SqFt: **1,357**

Year Built: **1900**  
 Bedrooms: **3**  
 Total Baths: **2**  
 Garage: **2**  
 Acres: **0.11**  
 Lot Size: **4791 sq ft**  
 Fire #:

### TAX INFORMATION

Property ID: **R352923110127**  
 Tax Year: **2007**  
 Tax Amt: **\$1,178**  
 Assess Bal: **\$24**  
 Tax w/assess: **\$1,202**  
 Assess Pend: **Unknown**  
 Homestead: **Yes**

List Date: **6/30/07** Received By MLS: **6/30/07**  
 Off Market Date: **09/26/2007**  
 Projected Close Date: **10/25/07**  
 Date Closed: **10/25/07**

Days On Market: **104**  
 Selling Agent: **Lindsey R. Loyear**  
 Selling Office: **Market Trend Realty LLC**

### General Property Information

Legal Description: **Lot 17 Blk 1**  
 County: **Ramsey**  
 School District: **625 - St. Paul, 651-632-3701**  
 Complex/Dev/Sub:  
 Restrictions/Covts:  
 Lot Description: **City Bus (w/in 6 blks), Tree Coverage - Light**  
 Road Frontage: **City, Curbs, Paved Streets, Sidewalks**  
 Zoning: **Residential-Single** Accessibility: **None**

Common Wall: **No**

### Remarks

Agent Remarks: **1.5 Story, upper level apartment has kitchen, bedroom, den, living/dining room and separate hobby room. May easily be converted back into a duplex. 2 car detached garage, 3 season porch. AS IS ADDENDUM REQUIRED**

Public Remarks: **1.5 Story, upper level apartment has kitchen, bedroom, den, living/dining room and separate hobby room. May easily be converted back into a duplex. 2 car detached garage, 3 season porch.**

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**Structure Information**

<u>Room</u>	<u>Level</u>	<u>Dimen</u>	<u>Other Rooms</u>	<u>Level</u>	<u>Dimen</u>	
Living Rm	Main	15 x 11	Den	Upper	11 x 8	Heat: <b>Forced Air, Space Heater</b>
Dining Rm	Main	12 x 11	Hobby Room	Upper	15 x 11	Fuel: <b>Natural Gas</b>
Family Rm			Pantry (Walk-In)	Main	11 x 4	Air Cnd: <b>Central</b>
Kitchen	Main	12 x 11	Three Season Porch	Main	20 x 4	Water: <b>City Water - Connected</b>
Bedroom 1	Main	12 x 10	Second Kitchen	Upper	11 x 6	Sewer: <b>City Sewer - Connected</b>
Bedroom 2	Main	11 x 8	Informal Dining Room	Upper	12 x 11	Garage Stalls: <b>2</b>
Bedroom 3	Upper	12 x 10				Garage Stall #:
Bedroom 4						Other Parking:
			<b>Bathrooms:</b>	Total: <b>2</b>	Full: <b>2</b>	Pool: <b>None</b>
				3/4: <b>0</b>	1/2: <b>0</b>	1/4: <b>0</b>

Bath Description: **Main Floor Full Bath, Upper Level Bath**  
 Dining Room Desc: **Eat In Kitchen, Separate/Formal Dining Room**  
 Family Room Char:  
 Fireplaces: **0** Fireplace Characteristics:  
 Appliances: **Dryer, Freezer, Microwave, Range, Refrigerator, Washer**  
 Basement: **Crawl Space, Partial**  
 Exterior: **Other**  
 Fencing: **Wire**  
 Roof: **Age Over 8 Years, Asphalt Shingles, Pitched**  
 Amenities-Unit: **Kitchen Window, Porch**  
 Parking Char: **Detached Garage**  
 Second Unit: **Easily Divided, Existing In-Law w/Bath, Existing In-Law w/Kitchen, Formerly Subdivided**

**Financial**

**Cooperating Broker Compensation**

Buyer Broker Comp: **2.7000** Sub-Agent Comp: **2.7000** Facilitator Comp: **2.7000**  
 Variable Rate: **N** List Type: **Exclusive Right To Sell**

**Sale Mortgage Information**

Sale Financial Terms: **Conventional**  
 Sale Loan Amount: **\$124,400**  
 Seller Contribution: **\$3,732**  
 List Agt is Owner?: **No**  
 Sellers Terms: **Adj. Rate/Gr Payment, Cash, Conventional**  
 Existing Fin:

Listing Agent: **Jackie Baxter, GRI 651-735-1111**  
 Listing Office: **Prodigy Real Estate** Appt Phone: **866-275-6321** Office Phone: **651-379-6400**  
 Co-List Agent: **Bart Baxter, GRI 651-735-1111**

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