

# Residential Property



**#25114**      **Price: \$ 45,000**      **Status: A**

<b>Tax Author:</b> Lansing City	<b>School Dist:</b> Lansing NW 01
<b>Zoning:</b> RESI	<b>Year Built:</b> 1908
<b>Key:</b> KBX	<b>County:</b> INGHAM
<b>Subdivision:</b> FRENCHS	<b>App Tot Fin SqFt:</b> 1,334
<b>SqFt/above:</b> 1,334	<b>SqFt/below:</b> 694
<b>Occupancy:</b> 7AC	<b>Assoc. Fee/Yr:</b>
<b>Sewer:</b> Public	<b>Water Heater:</b> Natural Gas
<b>Water:</b> Public	
<b>Driveway:</b> Concrete	
<b>Basement:</b> Full	
<b>Garage:</b> No Garage	

## 1222 IONIA - Lansing 48915

<b>State Eq Value:</b> \$26,700 (Year: 11)	<b>Tax:</b> \$ 1,249 (Year: 11)	<b>Taxable Value:</b> \$26,700 (Year: 11)
<b>Directions:</b> MLK/W IONIA WEST TO HOME		<b>Broker#:</b> 340
<b>Legal:</b> W 33 FT OF S 90 FT LOT 9 G S FRENCHS SUB REC L		<b>Home Warranty:</b> N
<b>Land/Acreage:</b> Up and Thru 1/4		

	Approx Size	Level	Carpet	Window		Appx Finished SqFt	Section#:
Living Room:	16.1 X 11.2	1	Y	Y	Level 3:	0 sqft	Reserved Items: Y
Dining Room:	13.2 X 10.1	1	Y	Y	Level 2:	640 sqft	Parcel#: 33-01-01-17-254-051
Kitchen:	13.2 X 8.6	1	N	Y	Level 1:	694 sqft	Style: Single Family
Bedroom 1:	15 X 11.3	2	Y	Y	Level B:	0 sqft	Multi-Photo: Y
Bedroom 2:	10.1 X 8.1	2	Y	Y		F.Baths	Area: 01
Bedroom 3:	9.10 X 8.8	2	Y	Y	Level 3:	0	0
Oth Rm 1: DN	9.5 X 11.2	1	Y	Y	Level 2:	1	0
Oth Rm 2: OF	9.5 X 11.2	2	Y	Y	Level 1:	1	0
Oth Rm 3:					Level B:	0	0
Oth Rm 4:					Total FB/HB:	2	0
							Rooms: 8
							Bedrooms: 3
							Lot Size: 33 X 90
							Double Brochure: Y

**Type:** Two Story

**Heating:** Forced Air Gas      **Fireplace:**

**Appliances:** Range, Oven, Dishwasher, Refrigerator, Disposal, Exhaust Fan

**Extras:** Burglar Alarm/Security, Fenced Yard, Smoke Alarm(s), Cable Available

**Improvmts:** Patio, Porch, Formal Dining Room, Shed

**Terms:** Cash, FHA, Veterans/VA, Land Contract, Conventional

**Showing:** Sign on Property, Call List Agent, 24 Hour Notice

**Exterior:** Vinyl

**Pub Rem:** Former Greater Lansing Coalition home. Subject to bank approval.

This Former Greater Lansing Housing Coalition rehabbed home is in excellent condition and loaded with character! The first floor offers a nice size living room, spacious dining room, updated kitchen, den/office space and a full bath. Second floor has a master bedroom complete with sitting room/office, two additional bedrooms and a second full bath. Home has a newer concrete driveway, porch, patio, fenced in yard and storage shed off the back. Updates include newer windows, dishwasher, exhaust fan, gutters, downspouts and alarm system. Winterization upgrade has been done consisting of programmable thermostat, wrapped pipes and attic insulation. New Energy Star double hung windows throughout. Seller reserves washer, dryer and stainless steel refrigerator (will be replace with working refrigerator in the basement) This is a short sale. All offers subject to lien holder approval.