

Cross Property Agent Full



Residential MLS: **3734709 Sold**
4703 E 88th St, Garfield Heights, OH 44125
 Area: **1704-Garfield Heights**
 Subtype: **Single Family**
 Parcel ID: **541-13-001**

Twp:
 Subdiv: **Garfield Blvd**
 County: **Cuyahoga**

List Price: **\$49,900**
 Sold Price: **\$27,900**
 List Date: **07/31/15**
 List Date Rec: **07/31/15**
 Pending Date: **03/02/16**
 Off Mkt Date: **03/02/16**
 Closing Date: **03/22/16**
 Contingent Dt:
 Exp. Date:
 DOM/CDOM: **230/230**
 \$/SqFt: **\$14.79**

[Virtual Tour-Property Panorama](#)

Directions: **Off Garfield Blvd.**

Recent Change: 03/23/2016 : S : P->S

Annual Taxes: 2830	Homestead: No	Assessments: Yes	School Dist: Garfield Heights CSD
# Bedrooms: 5	Approx Sqft/Source: 1887/Realist	House Faces: Yes	Disability Feat: No
# Baths: 3 (2 1)	Tot Liv Area/Source: 1887/Realist	Exterior: Vinyl	Elevator: No
# Rooms: 10	Lot Size (acres): 0.1515	Roof: Asphalt/Fiberglass	Warranty: No
# Fireplaces: 0	Lot Size Source: Realist	Year Built: 1927	Fixer Upper: No
# Stories: 2	Lot Front/Depth: 50x132	Construction: Actual YBT	Public Trans: No
Full Bath level/#: lower: 0	main: 2		Avail for Auction: No
1/2 Bath level/#: lower: 0	main: 0		Auction Date:
Style: Bungalow, Cape Cod, Colonial		Dwelling Type: Detached	
Basement: Yes/Full		Fence:	
Heating Type/Fuel: Forced Air / Gas		Nat Resource Rights:	
Cooling Type: Central Air		Water/Sewer: Public Sewer, Public Water	
Garage # Cars: 2	Driveway: Paved	Garage Feat: Detached, Door Opener, Electric	
Exterior Features:			
Lot Description: Corner			
View Description:			
Appliances/Equip: Range, Refrigerator, Smoke Detector			
Amenities:			

Room Name	Dim	Lvl	Wnd Trtmt	Fireplace	Flooring
Living Room	16 x 11	First	Yes		Carpet
Family Room	13 x 11	First			Carpet
Eat-in Kitchen	17 x 11	First	Yes		Vinyl
Dining Room	12 x 11	First			Laminate
Master Bedroom	13 x 12	Second			Carpet
Bedroom	11 x 11	Second			Carpet
Bedroom	11 x 11	Second			Carpet
Bedroom	11 x 10	First			Carpet
Additl. Living Suite	11 x 10	First			Carpet
Other	13 x 7	First			Vinyl

Remarks: **VIOLATION FREE! MOTIVATED SELLER! Great Opportunity, Move In Ready. Large Eat In Kitchen, 4-5 Bedroom, 2.5 Bath, Living Room W/Dec Fireplace, Formal Dining Room w/Built Ins, Loads of Closet Space, Partial Fenced Yard, Newer 2 Car Garage, Home Warranty For Added Peace Of Mind! Convenient To Everything, Call Today!!**

<u>Office Information</u>	2359/Howard Hanna	(440) 971-5600	F:(440) 971-5699	http://tracymarx.howardhanna.com
List Agent:	2003006217/Tracy E. Marx	(440) 915-5417	F:(440) 971-5699	TracyMarx@howardhanna.com
Co-Lister:	347134/Ron A. Casella	(440) 971-5609		ronaldcasella@howardhanna.com
Showing Instruct:	Showing Service	866-389-4277		List Type: Exclusive Right
Showing Info:	Call showing service.	Internet Listing: Yes		Limited Service: No
Buy Broker Comp:	3	Show Add Pub: Yes		Possession: Time of Transfer
Other Comp:	None	Show Add Client: Yes		Short Sale: No
Available Finance:	Cash, Conventional, FHA/VA			
Broker Remarks:	Violation Free. POS 2/16. Not Bank Owned or Short Sale!			

<u>Comparable Information</u>	9165/Realty Trust Services, LLC	Orig List Price: \$64,900	Financed: Cash
Sell Agent:	2011000511/Sergio D. Picciuto	List Price: \$49,900	Sale Date: 03/22/16
Co-Seller:		Sold Price: \$27,900	Closed By: Sale
Selling Comments:			Seller Giveback: 0

Prepared By: Sergio D. Picciuto

Information is Believed To Be Accurate But Not Guaranteed

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