



Christopher Kaylor
Realtor CMRS - Realty Trust Services, LLC



Cell: 330-840-1073

chrisckaylor@gmail.com

Cross Property Agent Full



Rental ML: 3886309 **Sold**
[5802 Kenneth Ave, Parma, OH 44129](#)
Area: 401 - Parma
Subtype: Single Family
Parcel ID: [443-08-053](#)

Subdiv: Ridgewood Gar
Twp: Parma
County: Cuyahoga
LP: \$1,250
SP: \$1,250
List Date: 03/20/17
List Date Rec: 03/20/17
Pending Date: 05/05/17
Contingent Dt:
Off Mkt Date: 05/05/17
Closing Date: 05/09/17
Exp. Date: 10/10/17
DOM/CDOM: 51/51

[Supplements \(1\)](#)

Directions: West off W 54th E of Ridge Rd

Recent Change: **05/10/2017 : S : P->S**

Property Information

Approx Sqft/Source:	1219/Auditors Website	House Faces:	South	School Dist:	Parma CSD
# Bedrooms:	4	Tot Liv Area/Source:	1219/Auditors Website	Year Built:	1951
# Baths:	2 (1 1)	Lot Size (Acres):	0.110	Construction:	Actual YBT
# Rooms:	6	Lot Size Source:	Realist	Building Type:	Detached
# Stories:	1.5	Tillable Acres:	main: 1 upper: 0	Business Type:	
Full Bath level/#:	lower: 0	Pasture Acres:		1/2 Bath level/#:	lower: 1 main: 0 upper: 0
Unit Floor #:					
Basement:	Yes/Finished, Full				
Heating Fuel:	Gas				
Water/Sewer:	Public Sewer, Public Water				
Cooling Type:	Central Air				
Garage:	Yes	Garage # Cars:	1	# Off Str Parking:	1
Exterior Features:	Patio				
View Description:	City View				
Appliances/Equip:					
Lease Terms:	One Year, Two Year				
Section 8:	No				
Owner Pays:	None				
Tenant Pays:	Pays All				
Amenities:					
Security Deposit:	Yes	Pet Restrictions:	No	Laundry Hookup:	
Restriction Desc:	Pets subject to approval or nonrefundable pet deposit.				
Room Name	Dim	Lvl	Wnd Trtmt	Fireplace	Flooring
Living Room	17 x 11	First			Wood
Eat-in Kitchen	16 x 10	First			Vinyl
Master Bedroom	13 x 10	First			Wood
Bedroom	10 x 10	First			Wood
Bedroom	17 x 11	Second			
Bedroom	11 x 10	Second			Wood
Recreation Room	26 x 15	Basement			Other

Remarks: Move right in to this wonderful 4 bedroom, 1.5 bath with updates throughout. Off street parking with partial fenced in yard and rear covered patio. Large basement great for entertaining and more. Short distance from schools, shopping, I-480 and more.

Office Information

[9165/Realty Trust Services, LLC](#) (440) 427-0123 F: (866) 632-9006 <http://https://www.facebook.com/>
List Agent: [2011003065/Christopher C. Kaylor](#) (330) 840-1073 F: (440) 710-0971 chrisckaylor@gmail.com
Co-Lister:
Showing Instruct: Call Agent 3308401073 Internet Listing: Yes
Showing Info: Text (agent name) or email for access time and date. Show Add Client: Yes
Rent Broker Comp: 1/2 Owner Agent: No Date to Occupy: Negotiable Show Add Pub: Yes
Comp Explain: 1/2 month comission
Broker Remarks: text or email for access. Lock up and turn off lights. Application attached. Pets welcome with deposit.

Comparable Information

[2146/Keller Williams Greater Cleveland](#) Orig Monthly Rent: \$1,250 Closed By: Lease
Sell Agent: [2013000494/Frank R. Crute](#) Monthly Rent: \$1,250
Co-Seller: Sold Price: \$1,250 Seller Givebacks:

Prepared By: Christopher C. Kaylor

Information is Believed To Be Accurate But Not Guaranteed

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