

Cross Property Agent Full



Residential MLS: **4425842** **Sold**
414 Prospect St, Berea, OH 44017
 Area: **302-Berea**
 Twp: **Berea**
 School Dist: **Berea CSD - 1804**
 Subdiv:
 Parcel ID: **363-21-011**

Subtype: **Single Family**
 County: **Cuyahoga**
 Map:

List Price: **\$59,000**
 Sold Price: **\$64,000**
 List Date: **11/30/22**
 List Date Rec: **12/01/22**
 Pending Date: **12/06/22**
 Off Mkt Date: **12/06/22**
 Closing Date: **12/27/22**
 Contingent Dt:
 Exp. Date: **02/28/23**
 DOM/CDOM: **6/6**
 \$/SqFt: **\$31.04**

Supplements (4)

Directions: **South on Prospect south of bagley house is on the right**

Recent Change: 12/28/2022 : S : P->S

Association Bylaws:

Bedrooms: **3** Baths: **2** Full: **2** Half: **0** Laundry: **1**
 #BR Main Floor: **2** Upper: **0** **0** **0**
 # Rooms: **5** Main: **2** **0** **1**
 # Fireplaces: **1** Lower: **0** **0** **0**
 # Stories: **2**
 Style: **Bungalow, Colonial**
 Basement: **Yes / Partial, Unfinished**

Annual Taxes: **4609**
 Homestead: **No**
 Assessments: **No**

Room Name	Dim	Lvl	Wnd Trtmt	Fireplace	Flooring
Living Room		First			
Eat-in Kitchen		First			
Master Bedroom		First			
Bedroom		Second			
Bathroom		First			
Bathroom		First			
Laundry Room		First			

SqFt Approximate **FINISHED** / Source:
 Above Gr: **2062/Auditors Website**
 Below Gr: -
 TOTAL: **2062**

Lot Size (acres): **0.2300**
 Lot Front/Depth: Irr:

Heating Type/Fuel: **Forced Air / Electric, Gas**
 Cooling Type: **None**
 Garage # Cars: **2 Detached**
 Driveway: **Paved**
 Dwelling Type: **Detached**
 Fence:
 Water/Sewer: **Public Water, Public Sewer**
 Nat Resource Rights:
 Exterior Features:
 Lot Description:
 View Description:
 Appliances/Equip:
 Community Amenities:

House Faces: **East**
 Exterior: **Vinyl**
 Roof: **Asphalt/Fiberglass**
 Year Built: **1853**
 Year Built Detail: **Actual YBT**

Disability Feat:
 Elevator:
 Warranty: **No**
 Fixer Upper:
 Public Trans:
 Avail for Auction: **No**
 Auction Date:

Remarks: **Hot prices on this Berea Home. 3 bedroom 2 bath home as it set with paved driveway detached 2 car garage. This home had a recent fire recently. Ready to make the home as you prefer, great opportunity for you next project. Great location close to schools, metro park, shopping and more. Property requires permits and repair approval from city.**

Office Information 9165/Realty Trust Services, LLC (440) 427-0123 F:(866) 632-9006 <http://https://www.facebook.com/CKPro>
 List Agent: 2011003065/Christopher C. Kaylor (330) 840-1073 F:(440) 226-8287 chriskaylor@gmail.com
 Co-Lister:
 Showing Instruct: **Call Agent** 3308401073 List Type: **Exclusive Right**
 Showing Info: **Call agent for showing Waiver in supplements needs signed before waiver** Internet Listing: **Yes** No AVM Limited Service: **No**
 Occupied:
 Buy Broker Comp: **3** Ownership: Show Addr to Client: **Yes** Possession: **Negotiable**
 Other Comp: **Dual** Comp Explain: **3% or purchase price** Online Bidding: **No** Short Sale: **No**
 Available Finance: **Cash** Court Ordered/PSO: **No**
 Broker Remarks: **NOTICE multiple offers: Highest and best Due on Monday Dec. 5th by 5 PM in single PDF to listing agent. Text agent for access or call. Attached waiver needs signed before access. Agent must be present for all showings. Contact listing agent about status with home and building departments. no power take a flashlight. Cash only due to condition. Previous tenant is using garage for storage at this time. Property is currently on condemned notice.** Lockbox Serial #: No
 Owner Name:

Comparable Information 9545/McDowell Homes Real Estate Services Orig List Price: **\$59,000** Financed: **Cash**
 Sell Agent: C2018003254/Courtney Hatfield List Price: **\$59,000** Sale Date: **12/27/22**
 Co-Seller: 2021004408/Jennifer Adams Sold Price: **\$64,000** Closed By: **Sale**
 Selling Comments: Seller Pd Closing Costs: **\$0**

Prepared By: Christopher C. Kaylor

Information is Believed To Be Accurate But Not Guaranteed

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