

[Property History](#)

Listing Summary

[Map](#)

Listing #1571010	20086 Vera Cruz Rd, Perry Twp, OH 45118 Sold (08/13/18) DOM/CDOM: 131/131		
\$44,900 (LP) \$42,000 (SP)	Bed: 4	Baths: 1 (1 0) (FH)	Sq Ft: 1162
SP % LP: 93.54	Area : E11	Yr: 1956	Lot Sz: 0.9600

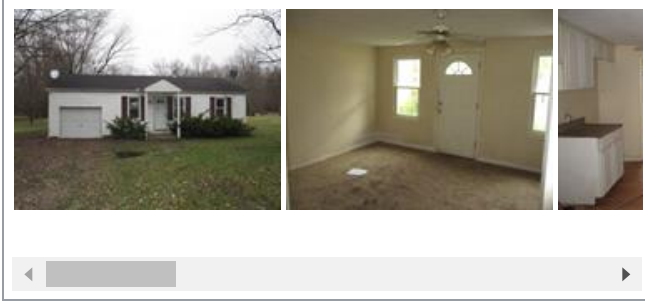
Remarks

Attention nature lovers! Check out the huge reduction on this this 4 bedroom ranch situated on a gorgeous, level, .96 acre lot. Kitchen and bath updated from original. Lots of potential for the young and growing family. A must see at this price!

Picture



[Pictures \(10\)](#)



Agent	Tom J Worrall (ID: 217598) Cellular:513-207-0213 Pers. Fax:513-322-7362 License #: 2004017598		
Office	Huff Realty (ID:HUFF12) Phone: 513-792-3000, FAX: 513-792-3010 Broker Lic.: 0000166253		
Property Type	Residential	Property Subtype(s)	Single Family
Single Family Desc	Single Family		
Status	Sold (08/13/18)		
Available for Lease	No		
Short Sale	No		
3rd Party Appr Req	No		
Pending Contingency	Set to close		
Showing Start Date	03/12/18	Entry Date	03/13/18
Listing Date	03/12/18		
Agreement Type	ERV-ER Variable Rate		
Limited Service	No		
Area	Brown-E11		
Suburb (SIC)	Perry Twp.		
Commission	Commission-Coop		
	2.5%		
HERS Rating (RESNET)	0		
Steps To Bldg Door	#0		
Steps To Unit Door	#0		
County	Brown	Tax ID#	23-050300-0000
Beds	4	Baths (FH)	1 (1 0)
Bldg Sq Ft (Realist)	1162		
Lot Sq Ft (approx)	41818	Lot Acres (approx)	0.9600
AbvGrd SqFt(Realist)	1162		
Lot Area (Realist)	41818.000		
Bsmt Sq Ft (Realist)	0		
2ndFlrArea (Realist)	0		
CensusTract(Realist)	9512.01		
Year Built	1956		
Cross Street	Fayetteville		
District	Fayetteville Perry L (District Phone: Call SD 513-875-2423)		

Property Ownership

Lender

Directions to Property Agent Remarks

From Blanchester: East on Main to R on Lazenby to R on Boubon to L on Fayetteville to Vera Cruz. Email offers to tworrall@huff.com. Confirm receipt.

Selling Information

Selling Price	42,000	Selling Date	08/13/18
Listing Price	44,900	Pending Date	07/21/18
SP % LP	93.54	Original Price	69,900
Financing	Cash		
Comments			
Selling Agent	Tom J Worrall (217598)	Selling Office	Huff Realty (HUFF12)
Selling Co-Agent		Selling Co-Office	

Additional Info

Showing Instructions	Call Appointment Ctr
Showing Instructions	Call Showing Desk 513-644-4100
New Construction	No
Township	Perry
Semi-Annual Taxes	323.54
Complete Renovation	No
Renovation Year	0
Assessment Amt	Of Record
Tax Abatement	No
Through Payable Year	0
Suburb	Perry Twp.
Total Rooms	#7
Fireplaces	#0
Garage Spaces	#1
Garage/Carport	Garage Attached
Carport Spaces	#0
HOA Yes/No	No
Total Amount	\$0.00

Property Dimensions

Lot Dimensions	Of Record
Living Room	16x12 Level: 1
Dining Room	13x12 Level: 1
Kitchen	12x11 Level: 1
Master Bedroom	13x10 Level: 1
Bedroom 2	11x11 Level: 1
Bedroom 3	11x10 Level: 1
Bedroom 4	10x8 Level: 1
Bath 1	Full
Bath 1 Level	#1
Bedroom Level 1	Yes
Bathroom Level 1	Yes
Bath Lvl 1 Type	Full

Required Features

Levels	One
Basement	Crawl
Foundation	Block
Roof	Shingle
Gas	Propane
Primary Water Source	Public
Sewer	Public Sewer
Windows	Insulated
Occupancy	At Closing
Architecture	Ranch
Construction	Vinyl Siding
Heating	Forced Air, Gas
Cooling	None
Water Heating	Other

Optional Features

Levels In Building	#0
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Terms/Financing

Zoning	Residential
Special Financing	No

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