

125 N Walnut St Ravenna, OH 44266

 Listing



Multi-Family MLS: **4105729 Sold**
125 N Walnut St, Ravenna, 44266
 Area: **POR17-Ravenna City**
 Twp: **Ravenna City**
 School Dist: **Ravenna CSD**
 Subdiv: **Ravenna Bldg Co** Subtype: **Two**
 Parcel ID: **31-349-04-00-227-000** County: **Portage**
 Map:

List Price: **\$95,900**
 Sold Price: **\$91,500**
 List Date: **06/10/19**
 List Date Rec: **06/12/19**
 Pending Date: **09/02/19**
 Off Mkt Date: **09/02/19**
 Closing Date: **09/27/19**
 Contingent Dt:
 Exp. Date:
 DOM/CDOM: **107/107**
 \$/SqFt: **\$52.83**

Directions: **Directly behind the Library**

# Rooms: 8	Annual Taxes: 1390		Unit	Approx Fin SqFt	Total Rooms	Total Bedrooms	Total Bath	Monthly Rent	# of this Type
# Stories: 2	Homestead: No		# 1	704	4	2	1	\$550	2
	Assessments: No		# 2	1,028	4	2	1	\$650	1
	Net Operating Inc:								
	Gross Income:								
	Op Expenses:								

Basement: **Yes / Full**

SqFt Approximate **FINISHED / Source:**
 Above Gr: **1732/Auditors Website**
 Below Gr: **-**
 TOTAL: **1732**

Lot Size (acres): **0.1240 /**

Heating Type/Fuel: **Baseboard, Forced Air / Electric, Gas**
 Cooling Type: **Central Air**
 Garage # Cars: **0**
 Driveway: **Unpaved**
 Fence:
 Water/Sewer: **Public Water, Public Sewer**
 Nat Resource
 Rights:
 Lot Description:
 View Description:
 Amenities:
 Paid by Owner: **Sewer, Trash Collection, Water**
 Paid by Tenant: **Cable/Electric Link, Electric, Gas, Heating**
 Appliances/Equip: **Dryer, Oven, Refrigerator, Washer**
 Remarks:

House Faces:
 Exterior: **Wood**
 Roof: **Asphalt/Fiberglass**
 Year Built: **1890**
 Construction: **Not Verifiable**

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

Office Information [C20035/Tarter Realty](#)  **(330) 221-3585 F:(330) 935-0842**
 List Agent: [C2008001912/Shirley Ryan](#)  **(330) 221-3585 F:(330) 935-0842** TarterRealty@aol.com

Co-Lister:
 Showing Instruct: **Call Agent**
 Showing Info: **side 2 is recently vacated and easy to show**
 Buy Broker Comp: **2.5**
 Other Comp: **Bonus**
 Available Finance: **Cash, Conventional, FHA**
 Broker Remarks: **Seller offering \$1000 bonus to selling agent if under contract by 9/30/19.**

Occupied:
 Ownership:
 Comp Explain: **\$1000 bonus to selling agent if under contract by 9/30/19**

Internet Listing: **Yes**
 Show Addr to Client: **Yes**
 Online Bidding: **No**

List Type: **Exclusive Right**
 Limited Service: **No**
 Possession: **Other**
 Short Sale: **No**

Comparable Information [C96964/Keller Williams Chervenik Rlty](#)
 Sell Agent: [C2005015692/Jerry Kayser](#)
 Co-Seller:
 Selling Comments:

Orig List Price: **\$119,900**
 List Price: **\$95,900**
 Sold Price: **\$91,500**

Financed: **Conventional**
 Sale Date: **09/27/19**
 Closed By: **Sale**
 Seller Giveback: **0**

Prepared By: April L. Lane

Information is Believed To Be Accurate But Not Guaranteed

Date Printed: 10/18/2019

503 E Highland Ave Ravenna, OH 44266

 Listing



Multi-Family MLS: **4116509 Sold**
503 E Highland Ave, Ravenna, 44266-2406
 Area: **POR17-Ravenna City**
 Twp:
 School Dist: **Ravenna CSD**
 Subdiv:
 Parcel ID: **313490300271000**
 Subtype: **Two**
 County: **Portage**
 Map:
 Directions: **Highland & Pine Way**

List Price: **\$81,400**
 Sold Price: **\$81,400**
 List Date: **05/11/19**
 List Date Rec: **07/18/19**
 Pending Date: **05/11/19**
 Off Mkt Date: **05/11/19**
 Closing Date: **07/17/19**
 Contingent Dt:
 Exp. Date:
 DOM/CDOM: **68/68**
 \$/SqFt:

Rooms: Annual Taxes: **1352**
 # Stories: **2** Homestead: **No**
 Assessments: **No**
 Net Operating Inc:
 Gross Income:
 Op Expenses:

Unit	Approx Fin SqFt	Total Rooms	Total Bedrooms	Total Bath	Monthly Rent	# of this Type
#1	0	5	3	1	\$0	2
#2	0	0	2	1	\$0	1

Basement: **Yes / Full**

SqFt Approximate FINISHED / Source:
 Above Gr: -
 Below Gr: -
 TOTAL: **0**

Lot Size (acres): **0.2220 / Auditors Website**

Heating Type/Fuel: **Forced Air / Gas**
 Cooling Type: **None**
 Garage # Cars: **2 Detached**
 Driveway: **Unpaved**
 Fence:
 Water/Sewer: **Public Water, Public Sewer**
 Nat Resource
 Rights:
 Lot Description:
 View Description:
 Amenities:
 Paid by Owner:
 Paid by Tenant:
 Appliances/Equip:
 Remarks:

House Faces:
 Exterior: **Wood**
 Roof: **Other**
 Year Built: **1900**
 Construction: **Actual YBT**

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

Office Information [9999/Non-Member](#) **(216) 999-9999**
 List Agent: [9999/Non-Member Non-Member](#)

Co-Lister:
 Showing Instruct:
 Showing Info:
 Buy Broker Comp: **3000**
 Other Comp: **Other**
 Available Finance:
 Broker Remarks: **Entered for comp purposes only.**

Internet Listing: **No**
 Show Addr to Client: **Yes**
 Online Bidding: **No**

List Type: **Comp Only**
 Limited Service:
 Possession: **Time of Transfer**
 Short Sale: **No**

Comparable Information [9097/Keller Williams Grt Cleve NE](#)
 Sell Agent: [2004019695/Dawn E. Mueller](#)
 Co-Seller:
 Selling Comments:

Orig List Price: **\$81,400**
 List Price: **\$81,400**
 Sold Price: **\$81,400**

Financed: **FHA**
 Sale Date: **07/17/19**
 Closed By: **Comp Only**
 Seller Giveback: **4,400**

Prepared By: April L. Lane

Information is Believed To Be Accurate But Not Guaranteed

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543 Clinton St # A+B Ravenna, OH 44266

 Listing



Multi-Family MLS: **4017422 Sold**
543 Clinton St #A +B, Ravenna, 44266

Area: **POR17-Ravenna City**
 Twp: **Ravenna City**
 School Dist: **Ravenna CSD**
 Subdiv:
 Parcel ID: **31-316-10-00-080-000** Subtype: **Two**
 County: **Portage**
 Map:

List Price: **\$106,900**
 Sold Price: **\$100,000**
 List Date: **07/11/18**
 List Date Rec: **07/11/18**

Pending Date: **08/23/18**
 Off Mkt Date: **08/23/18**
 Closing Date: **09/05/18**
 Contingent Dt:
 Exp. Date:
 DOM/CDOM: **44/44**

Directions: **SR 59, south on Clinton approx. 1/2 mi**

\$/SqFt:

Rooms: **10** Annual Taxes: **1452**
 # Stories: **2** Homestead: **No**
 Assessments: **No**
 Net Operating Inc:
 Gross Income:
 Op Expenses:

Unit	Approx Fin SqFt	Total Rooms	Total Bedrooms	Total Bath	Monthly Rent	# of this Type
#1	720	5	2	1		1
#2	720	5	2	1	\$575	1

Basement: **No / None**

SqFt Approximate FINISHED / Source:

Above Gr: -
 Below Gr: -
 TOTAL: **0**

Lot Size (acres): **0.1722 /**

Heating Type/Fuel: **Baseboard / Electric**
 Cooling Type: **None**
 Garage # Cars: **2 Detached**
 Driveway: **Unpaved**

House Faces:
 Exterior: **Aluminum**
 Roof: **Asphalt/Fiberglass**
 Year Built: **1978**
 Construction: **Actual YBT**

Disability Feat:
 Elevator:
 Warranty: **No**
 Fixer Upper:

Fence:
 Water/Sewer: **Public Water, Public Sewer**
 Nat Resource

Avail for Auction: **No**
 Auction Date:

Rights:
 Lot Description:
 View Description:

Amenities:
 Paid by Owner: **None**
 Paid by Tenant: **Pays All**
 Appliances/Equip: **Range, Refrigerator, Smoke Detector**

Remarks: **Duplex with a great rental history. Each unit has 2 bedrooms, 1 bath, large eat-in kitchen, living rm, and utility rm with washer/dryer hookups. Downstairs unit rented at \$575/month. Tenant pays all utilities. Upstairs unit left open for easy showings. Ceramic tile floors in kitchens and baths. All appliances fairly new. 2 car detached garage. Each unit comes with stove/refrigerator. Downstairs unit has new carpet as of Nov 2017, downstairs unit has new stove in July 2018. Agent owned.**

Office Information [c10070/Assure Realty](http://www.assurerealty.com) 

(330) 325-8000

www.assurerealty.com

List Agent: [C429591/Diane M. Dillon](mailto:dillon5056@hotmail.com) 

(330) 221-5039

dillon5056@hotmail.com

Co-Lister:
 Showing Instruct: **Use Showing Time Link**
 Showing Info: **Upstairs unit only is available for showing.**

Internet Listing: **Yes**
 Show Addr to Client: **Yes**
 Online Bidding: **No**

List Type: **Exclusive Right**
 Limited Service: **No**
 Possession: **Time of Transfer**
 Short Sale: **No**

Buy Broker Comp: **2.5/2** Ownership: **Agent**
 Other Comp: **Graduated** Comp Explain: **2.5% on first \$100k, 2% on amt over \$100k**

Available Finance: **Cash, Conventional, FHA, VA**
 Broker Remarks: **Upstairs unit left open for easy showing. Downstairs unit tenant occupied and will be shown as contingent of acceptable offer.**

Comparable Information [C10070/Assure Realty](http://www.assurerealty.com)

Orig List Price: **\$106,900**
 List Price: **\$106,900**
 Sold Price: **\$100,000**

Financed: **FHA**
 Sale Date: **09/05/18**
 Closed By: **Sale**
 Seller Giveback:

Sell Agent: c312833/Rob M. Dillon
 Co-Seller:
 Selling Comments:

Prepared By: April L. Lane

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