



WEBER REALTY

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Showing Instructions:

Please call Lois for an appointment.

Property Type	Residential	
	Bedroom	Bath
1st Floor	4	3
2nd Floor		
Basement		
Foundation	Crawl Space	
Exterior	Brick	
Porch		
Roof	Shingle (2011)	
Garage	2 car attached	
Size of Lot	90'x130x M/L	
Heat	FA (2018)	
Air Cond.	CA (2019)	
Water Heater	40 Gal. Gas	
Approximate Age	1986	
Termite Policy	None	
School Dist.	Robinson	
Water	City	
Sewer	City	
Tax I.D.	05-4-28-042-026-000	
Taxes Pd. 2019	\$4,687.08	
Key	Lockbox	



Property Address:	1107 N Walters St, Robinson
Owner:	Karen & Gary Sweat
Listing Price:	\$225,000
Listed by:	Lois Ikemire

REMARKS:

Very nice, well-maintained all brick home in a great neighborhood close to schools, parks and hospital. The backyard is fenced in and has a concrete patio with a screen gazebo, all added in 2016. Updates in 2018 include: Bryant furnace and central air unit (completed 2019), Wi-Fi thermostat, toilets, bathroom vanities, entry way tile, sliding patio door in family room, new sump pump in crawl space. The house features a Kinetico water softener, NuTone central vacuum system, whole-house fan, outdoor lighting, outdoor electrical outlets, a lighted crawl space and attic. Guttering with guards, garage door opener and light fixtures were new in 2015.

Entry way	6'x13'	Tile floor (2018), closet
Living Room	11'x18'	Harwood, bay window
Dining Room	12'x13'	Hardwood
Kitchen	14'x18'	Tile floor, eat-in bar area (barstools remain), Jenn-Air cooktop, microwave, oven, refrigerator (2018), dishwasher (2016), sink w/garbage disposal (2016), pantry, storage closet.
Family Room	16'x18'	Hardwood, brick fireplace, ceiling fan (2018), sliding patio door (2018), 60 inch TV and cabinets around fireplace remain.
Master Bedroom	13'5"x14'10"	Carpet, walk-in closet
Master Bath		Tile floor, shower, toilet, sink vanity, linen closet
SW Bedroom	11'4"x13'	Carpet, closet
SE Bedroom	10'1"x11'4"	Carpet, closet
Hall Bath		Tile floor, shower, toilet, sink vanity, linen closet
NW Bedroom/ Office	9'x10'	Tile floor, closet
Bath		Tile floor, shower, toilet, sink vanity
Laundry Area		W/D hookups, cabinets, closet, water softener
Garage	24'x26'	work area with cabinets, drawers, and storage, central vacuum canister, access to crawl space and attic, heat/AC vent. Refrigerator remains.

R2.25

All information is believed correct, but not guaranteed.

