

238698

**2307 Morningside Ave**  
**Parkersburg, WV 26101**

\$84,900 

Prop Type: Res

**Sub Status:** Area: Pn4 - Parkersburg North 4  
**County:** Wood **Levels:** 3  
**Total Bdrms:** 3 **Abv Grnd Bdrms:** 3  
**Apx Yr Blt:** 1950 **Fireplace #:** 0  
**Full Baths:** 1 **Min Rights:** No  
**Half Baths:** 0 **Min Rights Convey:** No  
**Lot Size:** 52 x 142 **Acres:**  
**Deed Bk/Pg:** 1342 / 323 **Bk/Pg 2:** /  
**Ann. Tax:** 312 **Tax yr:** 2014  
**Tax ID:** 055701000000 **HOA Fee:**  
**Police:** City **Fire Dept:** City  
**PDF:** Yes **Flood Plain:** No



**Elementary School:** Criss Elementary School **Bus:** No  
**Jr High/Middle:** Hamilton Jr. High School **Bus:** No  
**High School:** Parkersburg High School **Bus:** No

**Full Baths Location** **1st Level:** 1 **2nd Level:** **3rd Level:** **Bsmt:**  
**Half Baths Location** **1st Level:** 0 **2nd Level:** **3rd Level:** **Bsmt:**  
**Finished Sq Ft** **1st Level:** 1237 **2nd Level:** 358 **3rd Level:** **Bsmt:** **Above Fin:** 1595 **Total Fin:** 1595  
**UnFinished Sq Ft** **1st Level:** **2nd Level:** **3rd Level:** **Bsmt:** 1046 **Total Unfin:** 1046

ROOM	LVL	Approx DIM	ROOM	LVL	Approx DIM
Living Room:	1	17 X 12	Master Bed:	1	13 X 11
Dining Room:	1	11 X 10	Bed Room 2:	1	11 X 10
Kitchen:	1	11 X 11	Bed Room 3:	2	16 X 11
Family Room:	1	19 X 10	Bed Room 4:		X
Great Room:		X	Bed Room 5:		X
Rec Room:		X	Laundry:		X
Study/Den:		X	Other Room:		X

**Interior Features:** 100 Amp Service , Circuit Breakers , Storm Door(s) , Washer/Dryer Connections**Exterior Features:** Sidewalk , Alley Access**Personal Property:** Dishwasher , Dryer , Gas Range , Microwave , Refrigerator , Washer**Other Rooms:** 1st Floor Bedroom , 1st Floor Full Bath , Family Room**Does Not Convey:****Style:** 1.5 Story**Location:** In Town City Limits**Main Exterior:** Vinyl**Other Exterior:** Frame**Lot Desc:** Level**Water:** City**Sewer:** Public**Basmt Type:** Concrete Floor , Entrance Inside , Full , Plumbed for Bath**Porch/Patio/Deck:** Deck , Front Porch**Attic:** None**Possession:** Negotiable**Sub Division:** N/A**Possible Free Gas?** No**Roof:** Comp Shingle , Rolled**Dining:** Formal Separate**Flooring:** Carpet , Hardwood , Laminate**Fireplace Type:****Parking:** Parking Pad , On Street**Heating:** Central , Forced Air , Space Heater**Fuel Type:** Natural Gas**Cooling:** Central AC**Outbuildings:****Windows:** Insulated**Financing:****Foreclosure Y/N:** No**Directions:** Take 23rd away from PHS, go past City Park, Take left onto Morningside, House on Left**Remarks:** One Owner Home, Furnace in 2014, Oak Hardwood Floors under Carpet in Living Room, Dining, Hallway and Downstairs Bedrooms. Family Room, Front Porch, Rear Deck, Full Basement and Alley Access. There is a Half Bath and Separate Shower in Basement. Owner is Offering a Home Warranty.

\*\* Information herein deemed reliable but not guaranteed \* \* \* All measurements are approximate

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