

239302**117 Main St
Belpre, OH 45714****\$69,900** ✓**Prop Type:** Res

Sub Status: Area: M08 - Belpre City / Belpre Twp
County: Washington **Levels:** 2
Total Bdrms: 2 **Abv Grnd Bdrms:** 2
Apx Yr Blt: 1950 **Fireplace #:** 0
Full Baths: 1 **Min Rights:** Unknown
Half Baths: 0 **Min Rights Convey:** Yes
Lot Size: .238 Ac **Acres:**
Deed Bk/Pg: 404 / 2387 **Bk/Pg 2:** /
Ann. Tax: 546 **Tax yr:** 2013
Tax ID: 080033980000 **HOA Fee:**
Police: City **Fire Dept:** Volunteer
PDF: Yes **Flood Plain:** Yes



Elementary School: Belpre Elementary School K-6 **Bus:** Yes
Jr High/Middle: Belpre High School 7-12 **Bus:** Yes
High School: Belpre High School 7-12 **Bus:** Yes

Full Baths Location **1st Level:** 1 **2nd Level:** **3rd Level:** **Bsmt:**
Half Baths Location **1st Level:** **2nd Level:** **3rd Level:** **Bsmt:**
Finished Sq Ft **1st Level:** 1127 **2nd Level:** **3rd Level:** **Bsmt:** **Above Fin:** 1127 **Total Fin:** 1127
UnFinished Sq Ft **1st Level:** **2nd Level:** **3rd Level:** **Bsmt:** **Total Unfin:** 0

ROOM	LVL	Approx DIM	ROOM	LVL	Approx DIM
Living Room:	1	17 X 15	Master Bed:	1	13 X 12
Dining Room:	1	14 X 9	Bed Room 2:	1	9 X 9
Kitchen:	1	15 X 11	Bed Room 3:		X
Family Room:		X	Bed Room 4:		X
Great Room:		X	Bed Room 5:		X
Rec Room:		X	Laundry:		X
Study/Den:		X	Other Room:	1	9 X 9

Interior Features: 60 Amp Service , CO Detector , Cable Ready , Fuses , Smoke Detector(s) , Washer/Dryer Connections**Exterior Features:** Fenced Yard , Sidewalk**Personal Property:** Dishwasher , Dryer , Gas Range , Washer**Other Rooms:** 1st Floor Bedroom , 1st Floor Full Bath , 1st Floor Laundry**Does Not Convey:**

Style: 1 Story
Location: In Town City Limits
Main Exterior: Vinyl

Other Exterior:
Lot Desc: Level , Water View

Water: City
Sewer: Public

Basmt Type: Entrance Outside , Partial , Unfinished**Porch/Patio/Deck:** Deck , Front Porch**Attic:****Possession:** With Deed**Sub Division:** N/A**Possible Free Gas?**

Roof: Comp Shingle
Dining: Eat-In Kitchen , Formal Separate
Flooring: Carpet , Laminate
Fireplace Type:
Parking: 1 Car Detached
Heating: Central , Forced Air , Space Heater
Fuel Type: Natural Gas
Cooling: Ceiling Fan(s) , Central AC
Outbuildings: Storage Building

Windows: Insulated**Financing:****Foreclosure Y/N:** No**Directions:** From Parkersburg across Belpre bridge, Immediate left off bridge before Rite Aid. House on right**Remarks:** Owner offering Home Warranty. Cute ready to move in ranch with river view. One floor living, convenient location. Rear foyer. New siding, AC unit and garage door in 2013

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

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