

ML# TWN ADD
59377 SOR 257 WARWICK AVENUE

CLS LPR
RES 325000



59377

RMS:11 BED:07 BTH:3 LAV:1 POSS:60
HTP:ST HFL:OIL AIR:N FPL:1 BAS:Y ATC:Y GAR:2.0A
STY:CONV EXT:FRAME DIM:184X160 YR:87 TX\$ 5207
L/B:L48/B166 ASMT L\$ 29700 B\$ 24600 R\$ 9.59
1ST:LG FOY LR W/FP DR W/FP LIBRARY/FAMRM EIK LAV
2ND:MASTER BR BA TWO BRS HALL BA ADDT BR SEP ENT
3RD:THREE BRS HALL BATH STORAGE
GRD LEVEL:WRAP AROUND PORCH PARTIALLY SCREENED
BSMT:FULL UNFINISHED LAUND RM WORKSHOP AREA TOI
GRA:MARSHALL JHS:
MID:JEFFERSON/SO.ORANGE HSC:COLUMBIA
PAR:OUR LADY OF SORROWS TER:
EASE: REM:VINTAGE VICTORIAN WITH GREAT CURB
APPEAL ON 2/3 ACRE CORNER PROPERTY HARDWOOD FLRS
BAY WINDOWS-STAINED GLASS-HIGH CEILINGS, MUCH
VICT.DETAIL. GREAT CIRCULAR DRIVE W/PORTICO 3RD
FLR NEEDS RESTORATION EXCL HALL FIX, ALL LUX-LMP
EXD:09/22/88 LID:03/22/88 KEY:LR SOR THRAPP
OWN:GERALD AND EVELYN GURLAND 762-5616
SHOW:COURTESY CALL CAT STAYS IN.
BRK# 328 P:761-1010 AGT# 3644 CB:2.5 - \$115

contract 4/12/88

Sold 7/88 300,000

S.O. 257 Warwick Ave 335000



31260 257 Warwick Ave., S.O. \$112,000. 1F

Corner of Mosswood Ave.

Lot: 183.68x152x124.94x168.47 Lot 48, 50 Blk 166

Vict. approx. 100 yrs old, fr, comp rf, all ss/scrs, 220 VS, 200 amps

1st-5-vest., ch, lr w/fp, dr w/fp, e.i. kit, office, open porch, den w/fp, lav

2nd-4-4 brs, 2 baths, M.w/stall, o.w/s.o.t., fp in M.br. not operable

3rd-3-3 brs, bath, attic closed stairs

Bsmt-toi., laund., out.ent., storage rm

ST: Oil

2-car att. garage, paved drive

L-29.7 B-24.6 '80 Rate 5.78 Taxes \$3138.54 Poss: 3

mos. from signing of contract.

Stately authentic Victorian for large or small family.

Oak parquet flrs., stained glass windows, beveled glass

doors, 4 coal burning fireplaces. Private brick patio

off scr. in porch. Large mod. eat in kit. w/dbl oven

stove. Included: custom designed built-ins & 2 air

conditioners. Excluded: fire & smoke alarms. House

in excellent condition. SEE ADDITIONAL INFORMATION (over)

LR:HEG 763-5800 60013001/9001001 (CB 3 - \$60)

Owners: Gerald & Evelyn Gurland, Prem., 762-5616

Conv. 257 Warwick Ave, SO 12-3-2-lav 7 br \$112,000.

ADDITIONAL INFORMATION

New roof. New hot water heater. New efficient heating system. Attractively landscaped property w/ large trees & flowering shrubs. Key @ L.R. Marshall GS, SO Jr. HS, Columbia HS, Sorrows Paro., Montrose RR St. Subject to errors & omissions.