

## Residential Client Full

**7203 N LINDEN Road, Mt. Morris Twp 48458-9343**

MLS#: **2200064912**  
 County: **Genesee**  
 Status: **Active**

Area: **08241 - Mt. Morris Twp**  
 School D: **Mt. Morris**

Trans Type: **Sale**

LP: **\$287,900**  
 OLP: **\$295,000**



Location Information

Prop Type: **Residential**  
 Township: **Mt. Morris Twp**  
 Mailing City: **Mount Morris**  
 Side of Street:  
 Location: **N of Stanley Rd. / W of N. Linden Rd.**  
 Directions: **N. Linden Rd., North of Stanley Rd. to property.**

Parking

Garage: **Yes**  
 Grg Sz: **2 Car**  
 Grg Dim:  
 Grg Feat: **Attached, Direct Access, Electricity**

Lot Information

Acres: **25.38**  
 Lot Dim: **IRREGULAR**  
 Rd Front Ft: **1,146**

Square Footage

Est Fin Abv Gr: **2,350**  
 Est Fin Lower:  
 Est Tot Lower: **1,000**  
 Est Tot Finished: **2,350**

Layout

Rooms: **10**  
 Beds: **3**  
 Baths: **2.1**

Arch Style: **Colonial**  
 Arch Level: **2 Story**

Waterfront Information

Water Name:  
 Water Facilities:  
 Water Features:  
 Water Front Feet:

General Information

Year Built: **1985**  
 Year Remod:  
 Possession: **At Close**

Recent CH: **09/22/2020 : DOWN : \$289,900->\$287,900**

Features

Pets Allowed:		Entry Location:	<b>Ground Level w/Steps</b>
Foundation:	<b>Basement</b>	Fndtn Mtrls:	<b>Block, Poured</b>
Basement:	<b>Unfinished</b>	Roof Mtrls:	<b>Asphalt</b>
Porch Type:	<b>Deck, Porch - Covered</b>	Cooling:	<b>Central Air</b>
Out Buildings:	<b>Pole Barn</b>	Road Frontage:	<b>Paved</b>
Heat & Fuel:	<b>Natural Gas, Forced Air</b>	Sewer:	<b>Sewer-Sanitary</b>
Wtr Htr Fuel:			
Water Source:	<b>Well-Existing</b>		

Room Information

<u>Room</u>	<u>Level</u>	<u>Dimensions</u>	<u>Flooring</u>	<u>Room</u>	<u>Level</u>	<u>Dimensions</u>	<u>Flooring</u>
<b>Bath - Full</b>	<b>Second</b>	<b>11 x 9</b>		<b>Bath - Lav</b>	<b>First/Entry</b>	<b>12 x 9</b>	
<b>Bath - Master</b>	<b>Second</b>	<b>15 x 12</b>		<b>Bedroom</b>	<b>Second</b>	<b>12 x 15</b>	<b>Carpet</b>
<b>Bedroom</b>	<b>Second</b>	<b>12 x 12</b>	<b>Carpet</b>	<b>Bedroom - Mstr</b>	<b>Second</b>	<b>20 x 15</b>	<b>Carpet</b>
<b>Breakfast Nook/Room</b>	<b>First/Entry</b>	<b>10 x 10</b>		<b>Dining Room</b>	<b>First/Entry</b>	<b>10 x 11</b>	
<b>Family Room</b>	<b>First/Entry</b>	<b>14 x 20</b>		<b>Kitchen</b>	<b>First/Entry</b>	<b>12 x 14</b>	
<b>Laundry Area/Room</b>	<b>First/Entry</b>	<b>12 x 9</b>		<b>Library/Study</b>	<b>First/Entry</b>	<b>10 x 10</b>	
<b>Living Room</b>	<b>First/Entry</b>	<b>22 x 14</b>					

Legal/Tax/Financial

Property ID:	<b>1408526038</b>	Short Sale:	<b>No</b>	Home Warranty:	<b>No</b>	Ownership:	<b>Bank - Owned</b>
Tax Summer:	<b>\$830</b>	Tax Winter:	<b>\$2,406</b>	Homestead:	<b>Yes</b>	Oth/Sp Asmnt:	<b>233.98</b>
SEV:	<b>107,600.00</b>	Taxable Value:	<b>71,486.00</b>	Existing Lease:	<b>No</b>		
Legal Desc:	<b>OUTLOT A &amp; NE 1/4 OF SE 1/4 OF SEC EXC S 181.5 FT ALSO EXCEPT A PARCEL OF LAND BEG N 89 DEG 43 MIN 28 SEC W 236 FT FROM E 1/4 COR OF SEC TH S 0 DEG 28 MIN W 505.38 FT TH N 89 DEG 27 MIN 08 SEC W 200 FT TH N 0 DEG 28 MIN E 426.64 FT TH N 89 DEG 38 MIN 08 SEC W 231.5 FT TH N 0 DEG 03 MIN 05 SEC E TO E &amp; W 1/4 LINE TH S 89 DEG 43 MIN 28 SEC E TO PL OF BEG ALSO EXCEPT A PARCEL OF LAND BEG AT NW COR OF LOT 2 ZIMMERMAN ACRES TH S 0 DEG 28 MIN W 216 FT; TH N 89 DEG 47 MIN 30 SEC W 100 FT; TH N 0 DEG 28 MIN E 216 FT; TH S 89 DEG 47 MIN 30 SEC E 100 FT TO POB. ALSO EXC LOTS 1 THRU 10 OF ZIMMERMAN ACRES OWNED AND OCCUPIED AS ONE PARCEL 25.38A (04) ( FR 14-08-526-036 )</b>						
Subdivision:	<b>ZIMMERMAN ACRES</b>						
Terms Offered:	<b>Cash, Conventional, FHA</b>						

Office Information

List Office: **McGuirk Realty Inc**

Remarks

Pub Rmks: **Newly remodeled 3 bedroom, 2.5 bath colonial home. Attached 2 car garage and 30 x 40 pole barn, located on a large 25 acre parcel. No need to go anywhere else, you can trail ride, hunt or hike on your own property! All offers must be submitted by the Buyer's agent via the RES.NET Agent Portal. If your offer is accepted, you agree to be responsible for an offer submission technology fee of \$150.00. The fee will be included on the closing disclosure and paid at the closing of the transaction. To submit your buyer's offer, simply click the link below. If you already have a RES.NET Agent account, you will be prompted to log in. If not, you will be prompted to create an account.**