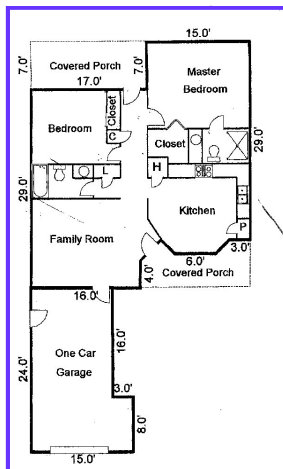


GALLAHER REALTY



M252 Crosier

805 Kelly Rd.

1462 SF. Frame Home (Built 2003)

940 SF. — Heated/Living Area

210 SF.—Covered F & B Porches

312 SF.—1 Car Garage

1 Lot (50' X 142') with paved Rd. Access

2 Bedroom – 2 Bathroom

MASTER BEDROOM

EN-SUITE ¾ BATH & LARGE WALK-IN CLOSET

Full Guest Bathroom

Shower/Tub combination

- Many Storage Closets
- Carpet and Linoleum Flooring
- Open Plan Kitchen/Living Area
- Breakfast Bar
- Dining Area with large bay window
- Pantry
- Dishwasher, Electric Cook Stove
- D/Door Refrigerator w/ice & water
- Ceiling Fans
- Swamp Cooler
- Electric Baseboard Heat

Single Car attached Garage w/Laundry Area

**SHINGLE ROOF
PARTIALLY LANDSCAPED
OUTSIDE FAUCETS**

PRICE: \$89,500.00

UTILITY & TAX INFORMATION (+/-Average)

Electric	+/- \$100.00/month
Propane	None
Village Water, Sewer & Trash	+/- \$35.00/month
Well - Depth - est. GPM	None
Septic	None
Association/Other Fees	None
Property Taxes	\$274.00 w/Exemptions

GALLAHER REALTY

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All measurements are approximate. Information is subject to change & should be verified by Buyer.