

MLS #: R151920A (Active) List Price: \$99,500

39 Park Street Franklin, PA 16323



Type: Residential
Style: 1.5 Story
Rooms: 6
Bedrooms: 3
Total Baths: 2
Full Baths: 1
Half Baths: 0
3/4 Baths: 1
Levels: 2.0
Year Built: 1950
SqFt-Total: 1472

County: Venango
School: Valley Grove
Apx Lot Size: 54' x 130'
Lot SqFt:
Apx Acres: 0.1600
Zoning: Residential
Tax Location: Sugarcreek Boro
Tax Map #: 28,011.-201
Taxes: 1002.00
Tax Year: 2018
Assessment: 42530

Legal: Taxes based on assessed value, subject to change.

Deed/ Inst: 314/367

Restrictive Covenants: Unknown

Clean and Green: No

OGMT: Unknown

Water Softener: No

Water Softener Owned:

Roof Age: Unknown

Heat \$: 0

Electric \$: 0.00

Other Buildings: None

SqFt-L: 936

SqFt-M: 1160

SqFt-U: 312

Fin Bsmt SqFt:

	Level	Dimensions	Level	Dimensions
Living Room	M	11.5' x 18'		
Kitchen	M	10' x 16'		
Den	M	11' x 11.5'		
Bedroom	M	11' x 11.5'		
Bedroom	M	8' x 15.5' Irr		
Bedroom	U	12' x 24'		

Appliances: Range, Refrigerator

Features: Cable TV Available, Electric-Circuit Break-100 Amp, Patio, Paved Drive, Porch

Construction: Wood Frame

Heat: Forced Air

Exterior: Vinyl

Fuel: Gas

Roof: Composition

Cooling: Central

Basement/Foundation: Partial

Water Heater: Gas

Garage: 1 Car, Under

Sewer: Public

Water: Public

Public Remarks: Located on a quiet street in Rocky Grove. Features 3 bedrooms, 2 first floor baths, replacement windows, newer vinyl siding and newer roof. Large bedroom on second floor. Basement with newer gas furnace and central air. One car integral garage and nice rear yard.

Directions: From VCCH follow Route 322 East to Coefield Corners, right on Rocky Grove Avenue, go 1 block, turn right on Cedar Street, right on Park Street, house on left.

Information Herein Deemed Reliable but Not Guaranteed

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