

MLS #: R153066A (Active) List Price: \$99,000

811 McCalmont Street Franklin, PA 16323



Type: Residential
Style: One Story
Rooms: 6
Bedrooms: 3
Total Baths: 1
Full Baths: 1
Half Baths: 0
3/4 Baths: 0
Levels: 1.0
Year Built: 1962
SqFt-Total: 1232

County: Venango
School: Valley Grove
Apx Lot Size: 100' x 125'
Lot SqFt:
Apx Acres: 0.2900
Zoning: Residential
Tax Location: Sugarcreek-V
Tax Map #: 28,012.-009A
Taxes: 1767.00
Tax Year: 2019
Assessment: 75010

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

Additional Tax Number:

Deed/ Inst: 661/321

Restrictive Covenants: Unknown

Clean and Green: No

OGMT: Unknown

Water Softener: No

Water Softener Owned:

Roof Age: 20

Heat \$: 106

Electric \$: 0.00

Other Buildings: None

SqFt-L: 1624

SqFt-M: 1232

SqFt-U: 0

Fin Bsmt SqFt:

	Level	Dimensions	Level	Dimensions
Living Room	Main	13.5' x 20'		
Dining Area	Main	10' x 10'		
Kitchen	Main	12' x 12.5'		
Full Bath	Main	7' x 10'		
Bedroom	Main	10' x 13.5'		
Bedroom	Main	10.5' x 15.5'		
Bedroom	Main	10' x 14.5'		

Appliances: Dishwasher, Dryer, Range, Refrigerator, Washer

Features: Cable TV Available, Deck, Hardwood Floors, Paved Drive, Porch

Construction: Wood Frame

Heat: Forced Air

Exterior: Vinyl Siding

Fuel: Gas

Roof: Composition, Other

Cooling: Central

Basement/Foundation: Full

Water Heater: Gas

Garage: 1 Car, Under

Sewer: Public Sewer

Water: Public

Public Remarks: This 3 bedroom home is situated in a prime Rocky Grove location. Features include hardwood floors, central air and a one car garage with attached workshop which could be converted to a second garage stall. Nice view of the Allegheny hills from your front window.

Directions: From VCCH follow Route 322 West to Coefield Corners, turn right on Route 417, left on North Front Street, right on McCalmont Street, house on left.

Information Herein Deemed Reliable but Not Guaranteed

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