



Detached Single

Status: **CLSD**

Area: **8067**

Address: **7259 S Damen Ave , Chicago, Illinois 60636**

Directions: **Damen Ave north or south to 72nd Street.**

Sold by: **Johanna Edelberg (157453) / Kale Realty (18426)** Lst. Mkt. Time: **43**

Closed: **03/30/2016**

Off Market: **01/27/2016**

Year Built: **1955**

Dimensions: **35X125**

Ownership: **Fee Simple**

Corp Limits: **Chicago**

Coordinates: **S:7200 W:2000**

Rooms: **8**

Bedrooms: **3+1 bsmt**

Basement: **Full**

MLS #: **09103203**

List Date: **12/16/2015**

List Dt Rec: **12/16/2015**

Contract: **01/27/2016**

Financing: **Cash**

Blt Before 78: **Yes**

Subdivision:

Township: **South Chicago**

Points:

Contingency:

Curr. Leased:

Model:

County: **Cook**

Fireplaces:

Parking: **Garage**

Spaces: **Gar:2**

Parking Incl. **Yes**

In Price:

Utility Costs:

Remarks: **URBAN OASIS...THIS LUXE COMPLETELY FENCED RAISED RANCH SITS ON A LARGE CORNER LOT / HARDWOOD FLOORS / 42 INCH CABINETS / GRANITE COUNTERS / VESSEL SINKS / FULLY FINISHED BASEMENT / 2 CAR GARAGE WITH STREET ENTRY...**

School Data

Elementary: **(299)**

Junior High: **(299)**

High School: **(299)**

Other:

Assessments

Amount: **\$0**

Frequency: **Not Applicable**

Special Assessments: **No**

Special Service Area: **No**

Master Association: **No**

Tax

Amount: **\$1,678.17**

PIN: **20302080550000 (Map)**

Mult PINs:

Tax Year: **2014**

Tax Exmps:

Miscellaneous

Waterfront: **No**

Appx SF: **2288**

SF Source: **Estimated**

Acreage: **0.1003**

Room Name	Size	Level	Flooring	Win Trmt	Room Name	Size	Level	Flooring	Win Trmt
Living Room	19X13	Main Level	Hardwood		Master Bedroom	14X11	Main Level	Hardwood	
Dining Room	COMBO	Main Level	Hardwood		2nd Bedroom	14X11	Main Level	Hardwood	
Kitchen	11X19	Main Level	Ceramic Tile		3rd Bedroom	14X10	Main Level	Hardwood	
Family Room	17X38	Basement			4th Bedroom	12X12	Basement		
Laundry Room									

Interior Property Features:

Exterior Property Features:

Age: **61-70 Years, Recent Rehab**

Type: **1 Story**

Style:

Exterior: **Brick**

Air Cond: **Central Air**

Heating: **Gas**

Kitchen:

Appliances:

Dining:

Attic:

Basement Details: **Finished**

Bath Amn:

Fireplace Details:

Fireplace Location:

Electricity:

Equipment:

Additional Rooms: **No additional rooms**

Garage Ownership: **Owned**

Garage On Site: **Yes**

Garage Type: **Detached**

Garage Details:

Parking Ownership:

Parking On Site:

Parking Details:

Driveway:

Foundation:

Ext Bas/Fnd:

Disability Access: **No**

Disability Details:

Exposure:

Lot Size: **Less Than .25 Acre**

Lot Desc:

Roof:

Sewer: **Sewer-Public**

Water: **Lake Michigan**

Const Opts:

General Info: **None**

Amenities:

Asmt Incl: **None**

HERS Index Score:

Green Discl:

Green Rating Source:

Green Feats:

Sale Terms:

Possession: **Closing**

Occ Date:

Agent Remarks: **A/C will be installed after closing. Listing office does not hold earnest money.**

Internet Listing: **Yes**

VOW AVM: **No**

Listing Type: **Exclusive Right to Sell**

Coop Comp: **2.5% - \$400 (on Net SP)**

Showing Inst: **Please call or text**

312.371.8313

Mgmt. Co:

Owner: **OOR**

Broker: **Kale Realty (18426)**

List Agent: **Johanna Edelberg (157453)**

Co-lister:

Remarks on Internet?: **Yes**

VOW Comments/Reviews: **No**

Holds Earnest Money: **No**

Addl. Sales Info.: **None**

Cont. to Show?:

Contact Name:

Ph #:

Ph #: **(312) 939-5253**

Ph #: **(312) 371-8313**

Ph #:

Addr on Internet?: **Yes**

Agent Notices:

Lock Box:

Special Comp Info: **None**

Expiration Date:

Phone:

Agent Owned/Interest: **No**

Team:

Email: **johannaleia@gmail.com**

More Agent Contact Info:

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MLS #: 09103203

Prepared By: Toska Palmer | Fulton Grace Realty | 09/24/2016 11:39 AM