

290 Carmel Woods Ellisville, MO. 63012

\$300,000



Contact

Cathy Shaw-Connely
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***Carmel Woods is an established subdivision.
Subject property is zoned for 8 units. All
utilities are at the site and are being
confirmed now. Backs to woods in Bluebird Park***

DIRECTIONS: *Manchester Rd or Clarkson Rd to south on Keifer Creek to 1st left into Carmel Woods.*



17736 Edison Ave. Chesterfield, Missouri 63005

Office: (636) 532-1922 ♦ Fax: (636) 532-0222 ♦ info@shawrealtors.com ♦ www.shawrealtors.com




| Area Information / Property Description | |
|--|---|
| County | St. Louis |
| Subdivision | Carmel Woods |
| School District | Rockwood School District |
| High School | Marquette High School |
| Middle School | Crestview Middle School |
| Elementary School | Ellisville Elementary |
| Lot Size | 0.50± Acres |
| Lot Description | Level Lot |
| Street Access | Asphalt |
| Taxes | \$11 / 2017 |
| Use | Zoned for 8 units |
| Utilities | Water: Public Phone: Yes Electric: Yes Sewer: Public |

The information contained herein has been supplied to us by the owner of this property or by a third party. Tom Shaw Realtors does not guarantee its accuracy and recommends buyers or tenant to verify all information herein and to obtain a full boundary survey before buying said home or property.

Residential Lot Agent Only Format

Status is one of 'Active', 'Contingent w/Kickout', 'Contingent No Kickout', 'Contingent Short Sale', 'Option', 'Pending' Listing Agent ID is 'SCSHAW' Listing
Co-Agent MLS ID is 'SCSHAW'

| | | | | |
|---|---|--|----------------------------------|----------------------------|
| ML#: 18084882 | AD: 290 Carmel Woods, Ellisville 63021 | Area: Marquette | Stat: Active | LP: \$300,000 |
|  | Agent ID: scshaw | BC: SHAW | Brkr: Tom Shaw, REALTORS | Ph: 636-532-1922 |
| | Tax Juris: St Louis | TI#: 23T-51-0916 | | Tran: Sale |
| | Muni/Twp: Ellisville | Subdlv: Carmel Woods Estates Cond | | DA: |
| | Schl Dist: Rockwood R-VI | JR: Crestview Middle | SR: Marquette Sr. High | Taxes/Yr: \$11/2017 |
| EL: Ellisville Elem. | BA: 2.7 | TA: 2.7 | Agmt Type: XR/NOTA | Pr/Sqft: |
| SA: 2.7 | Description | | AF#: / | |
| Type: Multi-Family | | | AC: 0.500 | |
| Desc: Level Lot | | | Lot Dim: Ir | |
| Top: Cleared, Level Lot | | | Rd Front: 102 | |
| Follag: Cleared/Pasture Land | | | # Lots: 1 | |
| BldSite: None | | | SqFt Lot: 21,780 | |
| Restrct: Subdivision | | | Zoning: 19C-3 | |
| | | | Assesamt: Buyer To Assume | |

Directions: Manchester Rd or Clarkson Rd to south on Keffer Creek to 1st left into Carmel Woods.

Remarks: Carmel Woods is an established subdivision. Please check with the City of Ellisville for zoning, originally laid out for 8 units - confirm with city. All utilities are at the site and are being confirmed now. Backs to woods and Bluebird Park.

Ag Remarks: Please schedule showings through MLS.

Miscellaneous

Options: Subdivision
Improvements: Curbs, Sidewalks, Streetlights
Develon Status: Finished Lots
Docs at Office: Aerial Photo
Discl: Sellers Discl. Avail

Condition: Unknown

Utilities

Utis at Site: Electric
Water at Site: Public
Sewer at Site: Public

Water Main Sizes:
Sewer Main Sizes:

Cable Avl: Yes
Dist. W:
Dist. S:

Financial Information

1st Assumable: No
Years Remain:
Equity:
Poss Buy \$: No
Selling Terms: Cash, Conventional

Assumption Bal:
Assump Int Rate:
Spec Cond: None

Payment:
Assump Fee:
Net Income:

Payment Inc:
2nd Mortgage:
Orig List Price: \$300,000
Entry Date: 10/30/18

Office Information

Agent Name: Catherine N Shaw-Connelly (ID: scshaw)
Email Addr: Squawky1@aol.com
Co-Agent Name: John L Shaw (ID: SJSHAW)
Email Addr: jshawrealtor@gmail.com

Contact Phone: Additional: 636-346-4960 Office: 636-532-1922
Fax: 636-532-0222
Contact Phone: Additional: 314-503-4882 Office: 636-532-1922

Owner Name:
Occup Name:
Possession: At Closing
Show: Appt. through MLS

Owner Phone:
Phone to Show:
License Assalt't Seller: Designated Agent
List Assoc#:
Ad Code:
CDOM: 88

Presented By: James Franke Phone: 636-532-1922

Listings as of
01/26/2019 at 3:15 PM

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