

229 Oak Ridge Dr, Eureka, MO. 63025

SALE PRICE: \$399,900



Contact

TD Ward
(314)393-2123
Shaw.TDWard@gmail.com



Outstanding 1.5 Story home sitting on 9.48 acres. Huge front covered porch awaits you. The upstairs has 2 bedrooms and a full bath along with a large loft style sitting area. There is also plenty of storage or possibly a third large bedroom if needed. The main floor has a separate dining room and family room with a large wood burning fireplace between the kitchen. There is also a large office that could be used as another bedroom. The master bedroom has large walk in closets and a huge bathroom with Whirlpool tub and separate shower. The kitchen boast lots of cabinets, dual sinks, down draft cook-top, walk in pantry and a nice size mud room with half bath. The house has lots of small details like built ins, heated tile floors, wood floors, deep pour walk out basement, dual decks off the rear with unbelievable views... This is a great place at a great price and wont last long! Jefferson County Taxes and Rockwood Schools. ***Listing agent must be present for all showings***

Style	Room	Bedrooms	Baths	Garage	Lot Size	School District
1.5 Story	9	3	2 Full 1 Half	3	9.48± ACRES	Rockwood

DIRECTIONS: From Interstate 44, take Eureka exit onto Hwy 109 and go south to Hwy w / Hwy FF, Make right and go to Tall Oaks on left, to Oak Ridge Drive, Home on right.



17831 Edison Ave ♦ Suite 200 ♦ Chesterfield, Missouri 63005

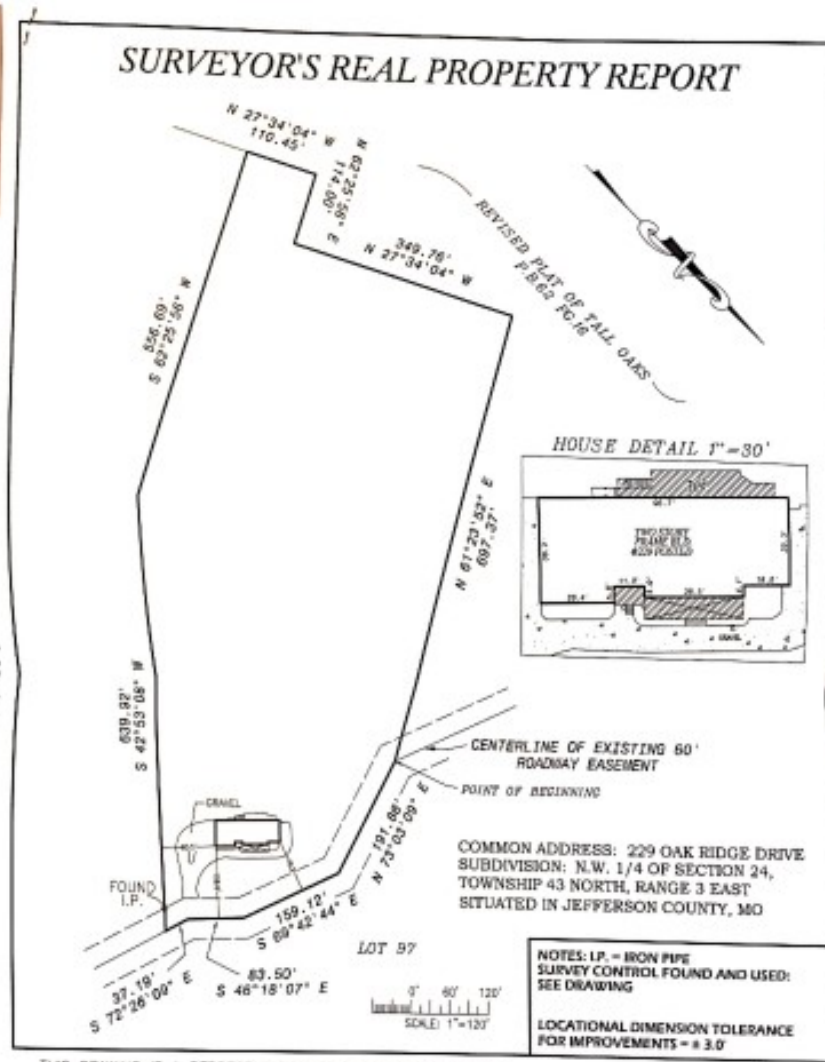
Office: (636) 532-1922 ♦ Fax: (636) 532-0222 ♦ info@shawrealtors.com ♦ www.shawrealtors.com



Family Room	Dining Room	Kitchen	Breakfast Room	Mud Room	Office
20 x 16	15 x 14	16 x 12	16 x 13	9 x 8	15 x 12
	Bedroom	Bedroom	Sitting Room	Storage	
	18 x 15	15 x 12	13 x 12	38 x 16	

County	Utilities	Schools
Jefferson	Electric, Phone, Well & Septic	High School: Eureka High School Middle School: Lasalle Springs Middle School Elementary: Geggay Elementary

Constructions	Year Built	Heating	Cooling	Fireplaces	Amenities	Ass. Fee	Taxes
Frame	1997	Forced Air, Electric	Central—Electric, Zoned	1 Full Masonry, Woodburning	Underground Utilities	\$350 Year	\$4,903 2017



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MERIDIAN LAND SURVEYING, LLC 101 SANCTUARY DRIVE, O' FALLON, MO 63366 PHONE 636-240-0033 FAX 636-946-9099	DRAWN BY: T.G.H. DATE: 1/23/04 CHECKED BY: F.J.S. DRAWING NO: --- JOB NO: 21803 SHEET: 2 OF 2
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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.

PRICES AND SPECIFICATIONS ARE SUBJECT TO CHANGE WITHOUT NOTICE

Residential Agent Only Format

Listing Number is 18005806

ML#: 18005806 AD: 229 Oak Ridge Dr, Eureka 63025-3591 Area: Eureka Stat: Active



Agent ID: thornward **BC:** SHAW **Brkr:** Tom Shaw, REALTORS **Ph:** 636-532-1922
Tax Juris: Jefferson **Ti#:** 04-6.0-24.0-0-000-016
Muni/Twp: Unincorporated **Subdiv:** Tall Oaks **Dual:** N **Tran:** Sale
EL: Geggie Elem. **JR:** Lasalle Springs Mid **SR:** Eureka Sr. High **Taxes/Yr:** \$4,903/2017
Schl Dist: Rockwood R-VI **SA:** 2.7 **BA:** 2.7 **TA:** 2.7 **Agmt Type:** XR/NOTA
Style: 1.5 Story/Other **FP Loc:** Family Room, K **Pr/Sqft:** \$132.77
AF\$: 350/Yearly

Description

Prop Type: Residential **Gar Info:** 3/0 **Beds:** 3 **Bth(F/H):** 3(2 1)
Style: 1.5 Story **Age:** 21 **#Carprt:** **Upp Bd:** 2 **Up Bth:** 1/0
Park: Additional Parking, Attached Garage, Garage Door Opener, Oversize, **Mn Bd:** 1 **Mn Bth:** 1/1
Rear/Side Entry **Low Bd:** 0 **Lw Bth:** 0/0
FP: 1 / Full Masonry, Woodburning Fireplace **FP Loc:** Family Room, K **# Rms:** 9 **Ttl Bth:** 3.0
Lot Dim: 9.48 **Acres:** 9.480 ac **Appr SqFt:** 3,012
SqFt Src: County Rec. **Ttl Liv Ar:** 3,012

Lot Desc: Backs to Trees/Woods, Park View, Wooded

Arch: Traditional **Basement:** Full, 9 ft + pour, Poured Concrete, Walk-Out
Construction: Frame **Condition:** Unknown **Ownership:** Private

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Ag Remarks: Listing agent must be at any showing, please call T.D. Ward for more details.

Room Dimensions & Additional Information

Bedroom: Possible Extra Bdr, Master Bdr, Suite **MBR Bath:** Double Sink, Full Bath, Whirlpool & Sep Shwr
Dining: Separate Dining **Kitch:** Breakfast Room, Center Island, Custom Cabinetry, Pantry
Interior: Built-In Bookcases, Open Floor Plan, Some Carpeting, Special Millwork, Some Window Treatmnt, Vaulted Ceiling, Walk-In Closets, Some Wood Floors
Win/Drs: 6 Panel Door(s), Power Door Operator, Sliding Glass Doors
Spec Ar: 2 Story Entry Foyer, Balcony, Bonus Room, Den/Office, Entry Foyer, Family Room, Main Floor Laundry
Appl: Central Vacuum, Dishwasher, Disposal, Dwndraft/Cooktop, Electric Cooktop, Intercom, Trash Compactor, Water Softener
Discl: Flood Plain No, Sellers Discl. Avail, Septic Disclosure
Amen: Underground Util
Misc: Burglar Alarm-Owned, Covered Porch, Deck

Type	L	Dim	F	W	Type	L	Dim	F	W	Type	L	Dim	F	W	Type
Bedroom	U	18 x 15	CP	S	Bedroom	U	15 x 12	CP	S	Breakfast Rm	M	16 x 13	CT	S	Office
Dining Room	M	15 x 14	CP	S	Family Room	M	20 x 16	CP	S	Kitchen	M	16 x 12	CT	S	Mud Room
Sitting Room	U	13 x 12	CP	S	Storage	U	38 x 16	WD	S						

Cool: Central-Electric, Zoned **Utilities**
Heat: Forced Air **WtrSoftnr:** Owned **Sewer:** Septic
Source: Electric **Water:** Well
Utility Avg: **Cable Avl:** **Wtr Heater:** Electric

Financial Information

Orig List Price: **Entry Date:** **2nd Mortgage:**
Poss Buy \$: No **Spec Cond:** None
Selling Terms: Cash, Conventional

Office Information

Agent Name: T. D. Ward (ID: thornward) **Contact Phone:** Additional: 314-393-2123 Office: 636-532-1922
Email Addr: shaw.tdward@gmail.com **Fax:** 314-720-2143
Owner Name: **Owner Phone:**
Occup Name: **Phone to Show:**
Possession: At Closing **Licensee Assist'g Seller:** Designated Agent **List Assoc#:**
Show: By Appointment Only, Listg Agt Accompany, Must Call, Occupied **Ad Code:**
CDOO:

Listings as of:
01/31/2018 at 2:30 PM

Presented By: Sheena Mulhall Phone: 636-532-1922
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