



Pamela Rose Auction Company, LLC
REAL ESTATE | AUCTIONEERS | CONSULTANTS

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Property Photos



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RANCH CONDO IN CLEARWATER SUBDIVISION

FOR SALE
REAL ESTATE

Corner Property with Beautifully Landscaped Lot



**4340 Waterbend Drive West
Maumee, Ohio 43537**

Ranch Condo
3 Beds and 2 Full Baths
Great Room with Fireplace
Anthony Wayne Schools

CORNER PROPERTY IN THE CLEARWATER SUBDIVISION WITH 3 BEDS AND 2 FULL BATHS

REAL ESTATE FOR SALE - RANCH CONDO



Hard to find Monclova ranch condo in Clearwater. Meticulous seller, move in ready! Great room with vaulted ceilings, fireplace, and abundance of sunlight from large windows overlooking patio which back up to trees for privacy.

Open kitchen to dining room which opens to sun room. Seller used 3rd bedroom as den / office. Located on a corner lot with beautifully landscaped yard. New furnace (1 year ago) and tastefully decorated.

PROPERTY FEATURES

- Ranch Condo on a Crawl Space
- Abundance of Attic Storage
- 2 Car Attached Garage
- First Floor Laundry
- Central Air
- Gas Hot Water Heater
- Public Water / Sanitary Sewer

Equipment Included: Dishwasher, Microwave, Range Oven, Refrigerator



ROOM DIMENSIONS

- Dining Room..... 14 X 10
- Kitchen 14 X 9
- Great Room 14 X 22 Cathedral Ceiling, Fireplace Ceiling Fan
- Sun Room 14 X 12

- Master Bedroom 14 X 13 Ceiling Fan, Tray Ceiling
- Bedroom 13 X 12
- Bedroom 11 X 11

Utl-Laundry First Floor

OTHER INFORMATION

- End Unit Yes
- Pets Allowed Yes
- Foundation..... Crawl

- Year Built 2000
- Square Feet 1,807+/-
- No. of Bathrooms..... 2 Full

Condo Fee \$120.00 per Month

OTHER INFORMATION

- School District Anthony Wayne
- Elementary..... Monclova

- Half Year Taxes \$2,079.36
- TD Parcel No..... 38-88049

Don't miss your chance to purchase a ranch condo in a highly sought after area!



REAL ESTATE ASSOCIATE:

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VIEW MORE DETAILS ONLINE AT: WWW.PAMELAROSEAUCTION.COM