



37311 10(#8) Saratoga Way, S.H. \$298,000 1F

Bet: Shawnee & Tioga (Map F-8)

Lot: 102x285 irreg. Lot 18 Blk 3902

Col, fr, brk, comp rf, all ss/scrs, 220 VS.

1st-4-ch, lr w/fp, dr, kit, brkfst. area, lav, den/fam.rm.

w/fp, laund, w/exit to yard.

2nd-5-5 brs, 3 baths, M.w/stall, 2 w/s.o.t.

Attic-pull-down strs, entire attic floored &
insulated w/thermostatically controlled fan.

Bsmt.

FA: Gas Central a/c

2-car att. garage, paved drive

L-48.8 B-93.7 '83 Rate 4.18 Taxes \$5956.50 Poss: 60

days o.a.a. Key w/L.R. Center hall colonial on lrg

wooded lot. 1st flr. laund/mud.rm. w/rear exit, off

of spacious kit. w/sep. dining area. Many cabinets,

plus 2 pantries. No wax linoleum flr., approx. 1

yr. old. Pan. den w/blt-ins & fp, pegged wood flrs.

New 50 gal. hot water heater. 2 separate furnaces

& air-conditioning systems w/electronic air filters

& humidifiers. Intercom system. Lrg. comfortable

SEE ADDITIONAL INFORMATION (OVER)

LR:BTCO. 379-1661 7005003/10005003 (CB 3 - \$130)

Owners: Lawrence E. & Margaret J. McLean, Prem.,

379-6191.

ALL NEG. THRU L.R., JEAN SARVER, HOME # 763-2409.

Conv. 10(#8) Saratoga Way, S.H. 9-3-2-lav. 5 br. \$298,000.

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ADDITIONAL INFORMATION:

M.br w/fp. Other brs twin size. Many closets thruout.
Lr also w/fp. CHEMICAL BANK, ASSUM.MTGE.,APPROX.
\$33,000. @6%. Incl: all w/w carpet, lr & dr valances
& drapes. M.br valances,shutters & curtains,dish-
washer,garbage disposal,water softener,workbench
in bsmt. Nego: refrig.,washer,dryer & dr chand.
San.sewer easement on ppty. Copy of survey w/L.R.
Owners say,UFFI has not been installed. BUYERS 1 YR
HOME PROTECTION PLAN. Lr 15'x23' w/fp;dr 14'3x13'3";
kit 23'10"x13'3";fam.rm.11'8"x20'5" w/fp;M.br 19'2"x
35' w/fp;br 14'x13'6";br 13'x13';br 13'8"x13'6";
br 15'x11'. Deerfield GS,Mlbrn Jr & HS,St.Rose of
Lima Paro. Pingry School(Private). Lakeland bus.
S.H.RR Sta. Subject to errors & omissions.

7/13/83 Correction: Owners'home phone should read
376-6191.

7/14/83 Correction: Repeat above.

7/28/83 Pl.note: This ppty has been red. by \$37,000.
Pp ty. in rear of yard rises to a lrg. level wooded lot-
Survey in L.R. office. Owners are very cooperative &
are ready to make a deal. Encourage customers to go
thru the entire hse. Best buy around at \$298,000.
Perfect family home.