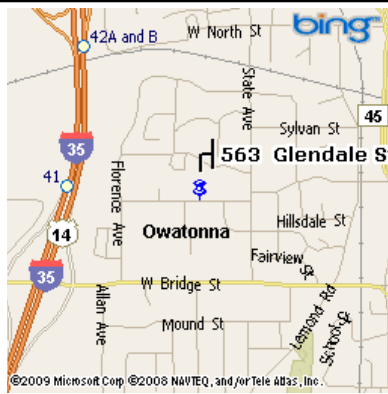


**563 Glendale St NW, Owatonna, MN 55060**



Status: **Active**

List Price: **\$12,000**

Original List Price: **\$15,000**

Map Page: **999** Map Coord: **A1**

Directions: **1-35 exit 41 Left onto W Bridge Street, Left on Florence Avenue, Right on Glendale Street**

**MLS Area: 815 - Southern Minnesota**

Front Dimensions: <b>85</b>	Acre(s): <b>0.17</b>	Property ID: <b>175070115</b>	Tax w/assess: <b>174.00</b>
Left Dimensions: <b>120</b>	Min Lot Size:	Tax Year: <b>2009</b>	Assess Pend: <b>Unknown</b>
Right Dimensions: <b>120</b>	Fire #:	Tax Amt: <b>174.00</b>	Homestead: <b>No</b>
Rear Dimensions: <b>85</b>		Assess Bal: <b>0.00</b>	Plat Recorded: <b>Yes</b>
List Date: <b>8/19/09</b>	Received By MLS: <b>8/19/09</b>	Days On Market: <b>84</b>	

**TAX INFORMATION**

**General Property Information**

Legal Description:	<b>Lot 15, Block 1, Victory Village Park Addn, CIC No 6 Steele County, MN</b>		
County:	<b>STEE - Steele</b>	Complex/Dev/Sub:	
School District:	<b>761 - Owatonna, 507-444-8600</b>		
Builder Restriction:	<b>Open</b>		
Land Inclusions:	<b>Platted</b>	Improvements:	<b>Paved Streets</b>
Zoning:	<b>Residential-Single</b>	Road Frontage:	
Lot Description:	<b>Tree Coverage - Medium</b>		
Available Utilities:	<b>Electric, Natural Gas, Sewer, Water</b>	On Site Utilities:	<b>Electric, Natural Gas, Sewer, Water</b>
Dev Status:	<b>Subdivided</b>	Fencing:	
Farm Type:	<b>None</b>	Tillable Acres:	Topography: <b>Level</b>
Soil Type:		Pasture Acres:	Out Buildings:
Crop Type:		Wooded Acres:	Agric. Water:

Agent Remarks: **Lot located in established single family neighborhood, 3 lots available. Open to all builders. Buyer responsible for all assessments. Selling agent & buyer to verify all city requirements.**

Public Remarks: **Lot located in established single family neighborhood. Excellent opportunity to build your new home.**

**Financial**

**Cooperating Broker Compensation**

Buyer Broker Comp: <b>2.7000 %</b>	Sub-Agent Comp: <b>2.7000 %</b>	Facilitator Comp: <b>2.7000 %</b>
Variable Rate: <b>N</b>	List Type: <b>Exclusive Right To Sell</b>	

In Foreclosure?: **No**  
Lender Owned?: **Yes**  
Potential Short Sale?: **No**  
Owner is an Agent?: **No**  
Sellers Terms: **Cash**  
Existing Fin: **Free and Clear**

Listing Agent: **Erin Duckworth 612-227-5610**  
Listing Office: **Edina Realty, Inc.** Appt Phone: **952-898-7002** Office Phone: **952-892-7000**  
Co-List Agent: **Aaron M. Dickinson 612-227-5610**  
This Report Prepared By: **Aaron Dickinson 612-251-5599**

563 Glendale Street NW , Owatonna, MN 55060  
MLS Number: 3825752

