

Apex Realty Group
(814) 641-2739

August 7, 2009



Listing #:	1009161	Status:	Active
List Price:	\$115,000	Style:	Raised Ranch
Year Built:	2001	Ownership:	Single Family
Total SqFt:	864	Terms:	
Acres Est:	0.85	Possession:	
Bedrooms:	2	Close Price:	
Baths:	1	Close Date:	
Garage Stalls:	2		
Address:	7343 Shady Lane Huntingdon, PA 16652		

Specifications/Legal

SqFt, Above Grd:	864	Garage Type:	Detached
SqFt, Main:	864	Garage SqFt:	
SqFt, Below Grd:		Drive Type:	Concrete
Air Conditioning:	Heat Pump	Exterior:	Vinyl siding
Heat Type:	Heat pump	Trim:	
Heat Fuel:	Electric	Roof Type:	Shingle
Avg Utilities:		Walk-out:	No
Water Softener:		Fireplaces:	
Water:	Cistern	Frpl Fuel:	
Sewer:	On site septic	Plat:	
Zoning:	Res Conserv	Parcel:	
Lot Size Desc:	0.85 acres	Basement:	Full Bsmt Unf
Legal Desc:	TP# 44-04-01.6 DBV 938-987		

Layout

LIVI	MNFL	11x18	Carpet
KITC	MNFL	11x14	Vinyl
FULL	MNFL	5x8	Vinyl
BEDR	MNFL	11x11	Carpet, Closet
BEDR	MNFL	11x12	Carpet, Closet
SUNR	MNFL	9x9	Carpet

Area

MLS Area: **Seven Points**
Region: **Smithfield**
Sec-Twn-Rng: - -

Schools

Elem: **Southside Elem**
JH/Mdl: **Middle School**
High: **Hunt High Sch**

Home Amenities

Ceiling fan
Central Vac
Eat-in kitchen

Property Features

Level
On Paved Rd
On Public Rd
Semi-private
Wooded
Year-rnd Access

Taxes/Fees

Gross Taxes: **1236**
Tax Year: **2008**
Tax Class:
Assessments:
Assoc Fee:

Available Financing

Cash
Conventional

Included

Range, Refrigerator, Washer, Dryer, Dryer, Central vac, microwave rangehood

Not Included

Dehumidifier

Comments

From Huntingdon take Piney Ridge Rd to top, turn left on Leffards Bench Rd. then right on Tower, then right on Shady Lane, house on left. Newer 2 bdrm, 1 bath ranch with 2 car garage & paved driveway on wooded lot near Raystown Lake. Dual heat using heat pump and 2 propane stoves. Small heated sunroom, basement with workshop. Water supply is 3,000 gallon buried fiberglas tank filled by fire company, drilled well is not allowed per deed.

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Residential

