

Custom Brick House on 13 Acres
18221 Nunda Road, Howard, Ohio 43028

(House & property photos at www.dcbcom.org/nundaroadhouse.html)

Owner: Dave Brand: (740) 358-3057/3132

E-mail: dcbrand@dcbcom.org

Asking price: \$209,500

Custom Constructed 1970

Finished Square Footage: 1945 2.5 BA; 3BR (16X13; 11X12; 11X10)

Full basement (13'X25' finished room) Attached 2 ½ car garage with 21' workbench

Knox County Property Taxes: \$1,356.79 2nd Half 2010 School District: Mt. Vernon

Location: 1/4 mi. from State Route 3 (Ohio Scenic Drive) 10 miles northeast of Mount Vernon

12 miles from Loudonville and Mohican State Park; 20 miles from Mansfield

Indoor Features:

Eat-in kitchen with 6'X6' window

10' bay window in 13' X 30' living/dining room

BR with private outside entrance & wall-to-wall natural wood bookshelves

Main floor laundry (washer/dryer hook-up)

Central vacuum

Fuel oil boiler: baseboard hot water heat

Fireplace/wood stove with steel chimney liner

Central A/C & attic fan

Refrigerator, electric range, washer-dryer hook-up

Dishwasher, disposal, & microwave

2 electric water heaters (new fall 2004)

Foundation drain (November 2010) to lower basement water table & eliminate reliance upon sump pump

Upgrade of wiring at breaker box with new sub-panel and generator transfer switch

Heated bathtub in main bathroom

Top-of the-line water conditioner

Wall-to-wall brick fireplace & stone hearth

Hickory flooring living/dining room with slate inlay

Vinyl flooring in kitchen & bathrooms

Recessed lighting

Pocket doors

Electric garage door opener

Lots of storage space

High Speed Wireless Internet available

Outdoor Features:

Flowing spring and creek

Approximately 9 acres planted in rye grass & clover

New roof (October 2010)

New gravity foundation drain (November 2010)

22' wide concrete driveway

Fenced front & back yard area

Halogen lights

Well landscaped

Large dog pen

Above information is believed to be accurate, but not guaranteed.

Prospective buyers should do own inspection, investigation of county records, and measurements.

House and property are to be sold on "as is" basis.