



Beds: 3
 Baths: 1 / 0
 MLS #: 6807843
 Tax ID #: 03-01913-00264
 Building:
 Floor Number:
 Age: 64
 New Construct: No
 Condition:
 Ownership: Fee Simple
 Interior Sq Ft: 1,400 / Seller
 Price / Sq Ft: \$125.00
 Type: Single/Detached
 Style: Cape
 Design: 2 Story
 Central Air: Yes
 Recent Change: 09/01/2016 : Sold : PND->STL

Location

County: Mercer
 MLS Area: Hamilton Twp (21103)
 Subdiv / Neigh: None Available
 School District: [Hamilton Townsh](#)

Lot Information

Acres / Lot Sq Ft: .20 / 8,673
 Lot Dimensions: 59X147
 Land Use / Zoning: Res
 Waterfront: No

Tax Information

Taxes / Year: \$4,927 / 2015
 Assessment: \$101,400
 Block / Lot: 01913 / 00264
 Land Assessment: 35,500
 Imprv Assessment: 65,900

Condo/HOA Association

Condo / HOA: No / No
 Recurring Fee:
 One-Time Fee:
 Adult 55+/62+ Community: No

Rooms

| | | | | | |
|--------------------|---------------------|-------|-----------------|---------------------|------|
| Total Rooms: | | | Part Baths: | 0 Main, 0 Up, 0 Low | |
| Full Baths: | 0 Main, 0 Up, 0 Low | | Kitchen: | 20 x 12 | Main |
| Living/Great Room: | 18 x 12 | Main | Second Bedroom: | 10 x 10 | Main |
| Main Bedroom: | 15 x 12 | Upper | | | |
| Third Bedroom: | 10 x 12 | Main | | | |

Features

Exterior: Aluminum/Steel Exterior, Shingle Roof, Patio, Level Lot, Shed(s), No Swimming Pool, Bay Front

Interior: Cable TV Wired, Ceiling Fan(s), Main Bedroom Walk-in Closet, Sun/Florida , Workshop, No/Unknown Accessibility Modifications, Basement Laundry, No Fireplace

Kitchen: Eat-In Kitchen, Wall Oven, Gas Cooking

Basement: Full Basement, Finished Partial Basement

Parking: No Garage, Driveway Parking

Utilities: Central Air, Gas Heating , Gas Hot Water, Public Water, Public Sewer

Remarks

Public: You'll believe it when you see it! Pride of ownership is evident in this meticulously maintained cape. Expanded, eat-in kitchen. Hardwood floors in bedrooms and livingroom. Updated bath (2016), new central air (2015), newer roof (2010). Walk-in, cedar closet in Master bedroom. Sundrenched Florida Room for year round enjoyment. Full, partially finished basement with workbench, laundry area, storage and bilco doors. Entertain all summer long in your expansive, fully fenced, level backyard complete with patio. Two sheds for additional storage, one with a second workbench and electricity. Amazing location minutes from all major roadways, Hamilton Station, parks, schools, shopping and

restaurants. Property borders beautiful township owned land offering extra privacy! All room sizes are approximate.

Agent: Shows beautifully! Owners have dogs. Must have 2 hours notice to show.

Showing

Appointment Phone: (732) 991-1465
Show Instructions: Must have 2 hour notice to show.Call/text partner Luke Britton 732-266-1420
Showing Features: Combo Lockbox
Cross Street: Hamilton Ave. Map Grid:

Listing Office

Listing Agent: [Jessica Britton \(Lic#1429897\)](#)
(732) 536-9010
Listing Office: [KW Realty-West Monmouth](#) (KWRLTYWM)
50-B Route 9 N Northpoint Plaza, Morganville, NJ 07751
Office Phone: (732) 536-9010 Office Fax: (732) 536-4212

Compensation

Buyer Broker: 2.25-100 Transaction Broker: 2.25-100
Dual/Var Comm: Yes
Sub Agent Broker: 2+100

Listing Information

| | | | |
|----------------------|-----------------------------|----------------------|--------------------------------|
| Original Price: | \$180,000 | PMP: | 58 |
| List Contract Date: | 06/08/2016 | DOM: | 58 |
| Last Modified: | 09/01/2016 | Short Sale/REO: | No/No |
| Off Market Date: | 08/04/2016 | Broker Interest: | No |
| List Expire Date: | | Sign: | Yes |
| Agreement Type: | ER | Prospects Excluded: | No |
| Earliest Possession: | | Owner: | Kathleen Smigle & Erin Roberts |
| Finance Accepted: | Conventional, FHA203(b), VA | Property Disclosure: | Yes |

Contract/Settlement Information

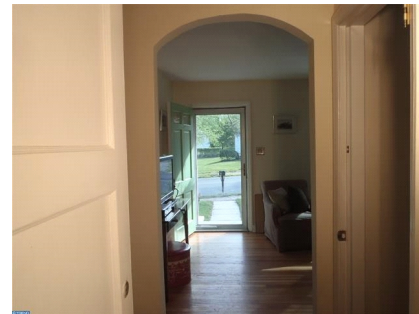
Buyer's Office: [BHHS Fox & Roach-Hamilton](#) (YFRR13) (609) 890-3300
Buyer's Agent: [Elba Adorno \(Lic#1109071\)](#) (908) 451-5330
Financing: FHA203(k)
Pending Date: 08/04/2016 Price Before Sale: \$180,000
Settled Date: 08/31/2016
Seller Concess: No



Exterior Front



Exterior Front



Kitchen



Kitchen



Kitchen



Bedroom 2



Bedroom 2



Bedroom 3



Bathroom



Bedroom - Main



Basement - Finished



Basement

Walk-out Basement

Patio

Back Yard

Back Yard

Back Yard

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| | |
|-----------------|-----------------|
| Bed: | 3 |
| Bath: | 1 / 0 |
| MLS #: | 6677179 |
| Tax ID #: | 03-01656-00074 |
| Building: | |
| Floor Number: | |
| Age: | 65 |
| New Construct: | No |
| Condition: | |
| Ownership: | Fee Simple |
| Interior Sq Ft: | 864 / Assessor |
| Price / Sq Ft: | \$206.02 |
| Type: | Single/Detached |
| Style: | Cape |
| Design: | 2 Story |
| Central Air: | Yes |

Location

| | |
|------------------|---------------------------------|
| County: | Mercer |
| MLS Area: | Hamilton Twp (21103) |
| Subdiv / Neigh: | None Available |
| School District: | Hamilton Townsh |

Lot Information

| | |
|--------------------|-------------|
| Acres / Lot Sq Ft: | .14 / 6,000 |
| Lot Dimensions: | 50X120 |
| Land Use / Zoning: | Res |
| Waterfront: | No |

Tax Information

| | |
|-------------------|----------------|
| Taxes / Year: | \$4,540 / 2015 |
| Assessment: | \$95,600 |
| Block / Lot: | 01656 / 00074 |
| Land Assessment: | 31,900 |
| Imprv Assessment: | 63,700 |

Condo/HOA Association

| | |
|--------------------------|---------|
| Condo / HOA: | No / No |
| Recurring Fee: | |
| One-Time Fee: | |
| Adult 55+/62+ Community: | No |

Rooms

| | | | | | |
|--------------------|---------------------|-------------|---------------------|---------|------|
| Total Rooms: | 5 | | | | |
| Full Baths: | 0 Main, 0 Up, 0 Low | Part Baths: | 0 Main, 0 Up, 0 Low | | |
| Living/Great Room: | 22 x 12 | Main | Kitchen: | 18 x 8 | Main |
| Main Bedroom: | 35 x 10 | Upper | Second Bedroom: | 13 x 12 | Main |
| Third Bedroom: | 12 x 10 | Main | | | |

Features

| | |
|------------|--|
| Exterior: | Vinyl Exterior, Wood Exterior, No Swimming Pool |
| Interior: | No/Unknown Accessibility Modifications, Basement Laundry, No Fireplace |
| Kitchen: | Eat-In Kitchen, Electric Cooking |
| Basement: | Full Basement |
| Parking: | No Garage, Driveway Parking |
| Utilities: | Central Air, Gas Heating , Gas Hot Water, Public Water, Public Sewer |

Remarks

| | |
|---------|---|
| Public: | Newly listed! Lovely, well decorated, move in ready home. Enjoy the 2 story cape cod home with cozy front porch. Includes three bedrooms with eat in kitchen, and large partially finished basement. Lots of storage space. Enjoy the tranquil Master bedroom tucked away on upper floor. Hardwood flooring on main floor. Own driveway, large yard with freshly painted deck and storage shed. Commuters delight! Very convenient for NYC commuters. Can walk to Hamilton train station, or take bus to train at the corner. Schools and shopping nearby. Costco coming soon. This gem won't last long. Don't wait!! |
|---------|---|

Agent: Offer accepted - no more showings at this time per owners request.

Showing

Appointment Phone: (908) 720-2808

Show Instructions: Combo lockbox on front door. By appointment only. Owner may be present.
Cross Street: Montana Ave Map Grid:

Listing Office

Listing Agent: [Meera Setty \(Lic#1434760\)](#)
(908) 233-6262
Listing Office: [RE/MAX Properties Unlimited - Westfield](#) (RMPR-WST)
143 Elmer St , Westfield, NJ 07090
Office Phone: (908) 233-6262 Office Fax: (908) 233-9902

Compensation

Buyer Broker: 2.5%-100 Transaction Broker: 0
Dual/Var Comm: No
Sub Agent Broker: 0

Listing Information

Original Price: \$174,900 PMP: 93
List Contract Date: 11/21/2015 DOM: 93
Last Modified: 07/02/2016 Short Sale/REO: No/No
Off Market Date: 03/03/2016 Broker Interest: No
List Expire Date: Sign: Yes
Agreement Type: ER Prospects Excluded: No
Earliest Possession: Owner: Joseph & Jocelyn Williams
Property Disclosure: Yes

Contract/Settlement Information

Buyer's Office: [RE/MAX Greater Princeton](#) (MREG01) (609) 951-8600
Buyer's Agent: [Connie A. Schoenly \(Lic#7932404\)](#) (732) 319-8509
Financing: Conventional
Pending Date: 03/03/2016 Price Before Sale: \$174,900
Settled Date: 06/17/2016
Seller Concess: No

View Family Room Family Room

Bedroom - Main Bedroom 2 Bedroom 3

Kitchen Breakfast Room Kitchen

Kitchen

Basement - Finished

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