

RE/MAX

CONNECTION REALTORS



3020 Township Road 190
Fredericktown, OH 43019



Front of Main Log Home



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Presented by

*DeLena
Ciamacco*



Special Features

- Log Exterior
- Gravel, Gated Drive
 - Yard Shed
- 4 Rail Wood & High Tinsel Fencing
 - (2) Pastures ~ 3 Acres Each
- (3) Run-In Sheds/Lean-to's (Outdoor Shelters)
 - Large Enclosed Barn
 - Firepit
 - Fenced Backyard
 - Septic with Leach Field
 - Pond with Beach Area
 - Gazebo
 - (2) Exterior Hydrants
- 3rd Hydrant Runs off Well but is not Functioning
 - Outdoor Shelter Pavilion
 - 6 Panel Doors
 - Porch Light
 - Delco Water
- New Electric Water Heater in Triplex ~ 2025
 - New Gas Water Heater in Lodge ~ 2023
- Waste Treatment for Triplex Tied to Home
 - A Frame Home/TriPlex Rental Prices:
 - Unit A: \$1,450/Month or \$179/Night
 - Unit B: \$1,450/Month
 - Unit C: \$1,450/Month
 - Lodge:
 - \$2,250/Month

All information is believed to be accurate but is not warranted.

Additional Details

Sales Price: \$1,199,900

Year Built: 1996

Main Home Square Footage: 1,462
Triplex Square Footage: 1,421
Lodge Square Footage: 2,535

Total Square Footage: 5,418

Main Log Home Style: Cape Cod

Subdivision: Chester Township

Lot Size: Irregular

Acreage: 9.66

County: Morrow

Tax Parcel & District #1: D10-001-00-122-02
Tax Parcel & District #2: D10-001-00-122-05

Parcel #1 Annual Taxes: \$10,094.34
Parcel #2 Annual Taxes: \$359.28

Total Annual Taxes: \$10,453.62

Residential MLS #: 226011516 / Commercial MLS #: 226011517

Possession: Negotiable

Bedrooms: Eight Bedrooms Total

Baths: Five Full Baths & Three Half Baths Total

Garage/Storage: 2+ Car Detached, 4 Car Tandem

Construction: Log Exterior

Main Log Home

Entry

- INCLUDED IN GREAT ROOM DIMENSIONS
- Hardwood flooring
- Wood planked walls
- Open to Great Room
- Two-story cathedral ceiling



Great Room

- 11'6 x 17'1
- Hardwood flooring
- Wood planked walls
- Two-story/cathedral ceiling
- Pellet stove
- Lighted ceiling fan
- 2" blinds



Dining Room

- 11' x 8'11
- Hardwood flooring
- Wood planked walls
- Vaulted ceiling
- Chandelier
- 2" blinds



Kitchen/Dinette

- 11' x 13'2
- Hardwood flooring
- Wood planked walls
- Center island with breakfast bar ledge
- Framed cabinets
- General Electric® microwave
- General Electric® gas range
- General Electric® dishwasher
- Whirlpool® refrigerator
- Wood backsplash
- Double bowl sink with sprayer head
- Disposal
- Cathedral ceiling



Hall

- 3'4 x 12'9
- Hardwood flooring
- Wood planked walls
- Pantry closet
- Atrium door to rear yard



Full Bath/Laundry

- 7'4 x 8'9
- 7'4 x 3'4
- Hardwood flooring
- Wood planked walls
- Jetted® tub with glass enclosure
- Enclosed vanity with double bowl sinktop
- (2) 3 bulb wall lights
- (2) medicine cabinets
- Stack washer/dryer remains
- Linen closet with sliding door
- Electric dryer hookup
- Lighted ceiling exhaust



Primary Bedroom (Rear Left)

- 11'2 x 10'11
- Hardwood flooring
- Paneled walls
- Lighted ceiling fan
- Closet with barn door & shelves
- 2" blinds



Upper Level

- Wood steps
- Wood planked walls



Half Bath

- 7'4 x 5'2
- Wood flooring
- Wood planked walls
- Enclosed vanity with single bowl sinktop
- Wall mounted light
- WALK-IN CLOSET
- 5'3 x 6'11



Loft/Bedroom

- 22'6" x 17'4"
- Wood flooring
- Wood planked walls
- Cathedral ceiling
- Lighted ceiling fan
- Closet with sliding doors
- 2" blinds



Lower Level

- BASEMENT
- 22' x 33'4"
- Full, unfinished
- Concrete block foundation
- Wood steps
- Comfortmaker® propane gas furnace (tank is leased)
- Amish drains to woods
- Portable generator connection (generator does not remain)



A Frame Home/Triplex

- Wood exterior
- 6 panel doors
- Front porch
- Maximum capacity holds 5 people

Front Entry Unit A (Rents for \$1,450/Month or \$179/Night)

Entry

- INCLUDED IN GREAT ROOM DIMENSIONS
- Neutral vinyl flooring
- Ivory painted walls
- Open to Great Room



Great Room

- 9'6 x 14'
- Tan carpet
- Ivory painted walls
- Vaulted ceiling
- Chandelier
- Coat closet
- Gas stove



Bedroom #1

- 6'7 x 11'2
- Tan carpet
- Ivory painted walls
- Vaulted ceiling
- Door to front porch



HALF BATH

- 4'3 x 4'1
- Neutral vinyl flooring
- Ivory painted walls
- Studio lighting strip
- Enclosed vanity with single bowl, cultured marble sinktop
- Lighted ceiling exhaust



Kitchenette

• INCLUDED IN GREAT ROOM DIMENSIONS

- Tan carpet
- Ivory painted walls
- Vaulted ceiling
- Wall cabinets
- Single bowl stainless steel sink
- Small refrigerator
- Microwave
- Toaster oven



Bedroom #2

- 11'9 x 10'6

- Tan carpet
- Ivory painted & log walls
- Vaulted ceiling
- Lighted ceiling fan



- FULL BATH
- 5'9 x 8'11
- Neutral vinyl flooring
- Ivory painted walls
- Enclosed vanity with single bowl, cultured marble sinktop
- Studio lighting strip
- Lighted ceiling exhaust
- Jetted tub
- Wall shelves



Rear Entry Units

Unit B (Rents for \$1,450/Month)

- Covered full front deck with porch light
- Storage shed on front porch

Entry

- 7'2 x 5'2
- Laminate flooring
- Ivory painted walls
- Open to Great Room
- Party wall to Unit B



Great Room/Bedroom

- 9' x 11'5
- 9' x 10'4
- Laminate flooring
- Ivory painted & log walls
- Gas stove
- Cathedral ceiling
- Lighted ceiling fan
- (2) single door closets
- 2" blinds
- Hanging chandelier



Kitchen/Dinette

- 9'1 x 5'8
- Laminate flooring
- Ivory painted walls
- Broan® range hood
- Frigidaire® range
- Whirlpool® refrigerator
- Whirlpool® dishwasher
- Single bowl stainless steel sink with sprayer
- Can lighting
- Oak cabinets



Full Bath

- 8'1 x 5'9
- Laminate flooring
- Ivory painted walls
- Jetted® tub
- Ceiling exhaust
- Enclosed vanity with single bowl, cultured marble sinktop
- Mechanical room access



Unit C (Rents for \$1,450/Month)

- Covered full front deck with porch light
- Storage shed on front porch

Entry

• INCLUDED IN KITCHENETTE DIMENSIONS

- Laminate flooring
- Ivory painted walls
- Open to Great Room
- Party wall to Unit B



Great Room/Bedroom

- 9'1 x 12'1
- 9'1 x 10'5
- Laminate flooring
- Ivory painted & log walls
- Gas stove
- Cathedral ceiling
- Lighted ceiling fan
- Single door closet
- 2" blinds
- Hanging chandelier



Kitchenette

- 8'6 x 12'1
- Laminate flooring
- Ivory painted walls
- Oak cabinets
- Microwave, refrigerator, toaster oven
- Single bowl, stainless steel sink



Full Bath

- 8'2 x 5'10
- Laminate flooring
- Ivory painted walls
- Whirlpool® tub
- Ceiling exhaust
- Enclosed vanity with single bowl, cultured marble sinktop
- Mechanical room access



Shared Laundry

- 4'7 x 7'4
- Laminate flooring
- Ivory painted walls
- Ceiling light
- Washer/dryer remain
- Electric dryer hookup
- Ventilated shelving

Shared Mechanical Closet

- WaterFurnace® geothermal furnace (propane fueled)
- (2) New AO Smith® electric water heaters ~ 2025
- Amish drain

Lodge (Rents for \$2,250/Month)

- Sleeps up to 12 guests

Entry

• INCLUDED IN GREAT ROOM DIMENSIONS

- Concrete flooring
- Paneled walls
- Open to Great Room



Great Room

- 19'4 x 12'11
- 21'10 x 20'9
- 12'7 x 20'9
- Concrete flooring
- Paneled walls
- Can lighting
- Floor to ceiling stone fireplace
- Door to 3 Season Room
- Door to Pony Barn



Kitchen

- 11'7 x 12'7
- Concrete flooring
- Tan painted walls
- Can lighting
- (2) Whirlpool® refrigerators
- Maytag® gas stove
- Whirlpool® dishwasher
- General Electric® microwave
- Single bowl sink with sprayer
- Ceramic tile backsplash
- Island
- Pantry cabinet



3 Season Room

- 11'2 x 21'9
- Concrete flooring
- Wood walls
- Vaulted ceiling
- Hot tub (selling as-is)
- Lighted ceiling fan
- (2) exterior doors
- Access to Full & Half Bath



Full Bath/Laundry

- 11'2 x 11'7
- 2'7 x 2'6
- Laminate flooring
- Ivory painted walls
- Tub/shower combination
- Washer/dryer remain
- Electric dryer hookup
- Ceiling light
- Enclosed vanity with single bowl, cultured marble sinktop
- Closet houses new gas water heater ~ 2023
- Ceiling light



Half Bath

- 5'3 x 5'8
- Laminate flooring
- Ivory painted walls
- Pedestal sink
- Lighted ceiling exhaust
- Mirrored medicine cabinet



Bedroom

- 11'9 x 10'9
- Neutral vinyl flooring
- Brown painted walls
- Ceiling fan
- Wall heater
- (2) ceiling lights
- Single door closet



Upper Level

Loft

- 18'1 x 11'3
- Luxury vinyl plank flooring
- Paneled walls
- (2) lighted ceiling fans



Bedroom

- 21'7 x 22'
- Sleeps 4+ people
- (4) lighted ceiling fans
- Luxury vinyl plank flooring
- Wood walls
- French doors to loft



Exterior Features

Pony Barn

- Aluminum exterior
- Accessed off lodge
- Mat floors
- (3) 12 x 12 stalls
- 1 stall inside extension
- (3) sets of exterior gates
- Feed closet
- Hay loft holds ~75 bales



Pony Barn Stalls



Garage

- 21'9 x 30'11
- 2+ car detached, 4 car tandem
- Concrete flooring
- Log exterior
- Loft area for storage
- Chamberlain® electric door opener
- Service door
- Electric tied to house
- Lean-to off side of garage



Exterior Features

Small Cattle Barn

• With lean-to and gate



Chicken Barn/Shed

• Board flooring • Wood exterior • Loft area • Wall shelves • Access from front & rear



Outdoor Shelter/Pavilion



Stocked ~3/4 Pond with Beach Area & Gazebo

(2) Pastures ~3 Acres Each



(3) Run-In Sheds/Lean-to's (Outdoor Shelters)

Front Sign

Exterior Features



Main Log Home Exterior



Triplex Exterior



Lodge Exterior



Fenced Backyard (Main Log Home)



Creek



Outdoor Shelter/Pavilion

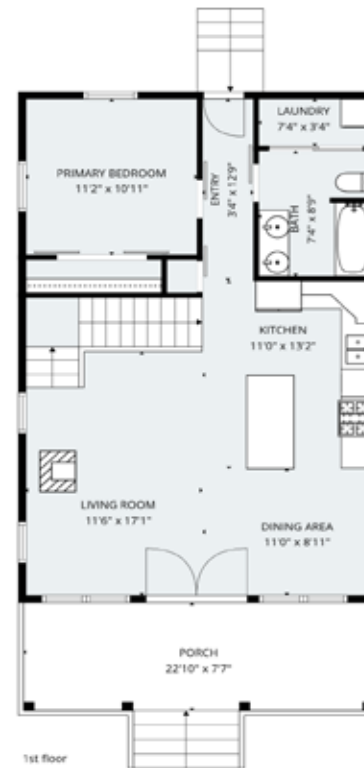


Aerial View of Property

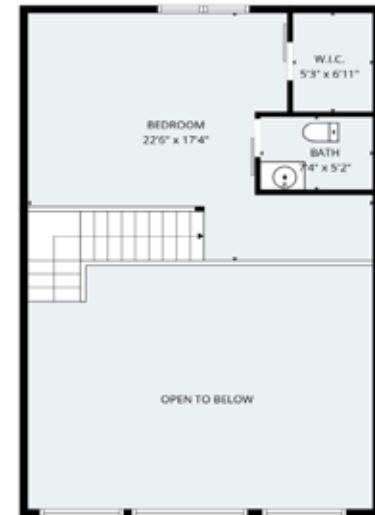
Main Log Home Floorplan



Basement



1st floor



2nd floor

Please check the listing detail for the square footage. All measurements were captured via 3D laser scans, but are approximate.



Lodge & Triplex Floorplan



Please check the listing detail for the square footage. All measurements were captured via 3D laser scans, but are approximate.

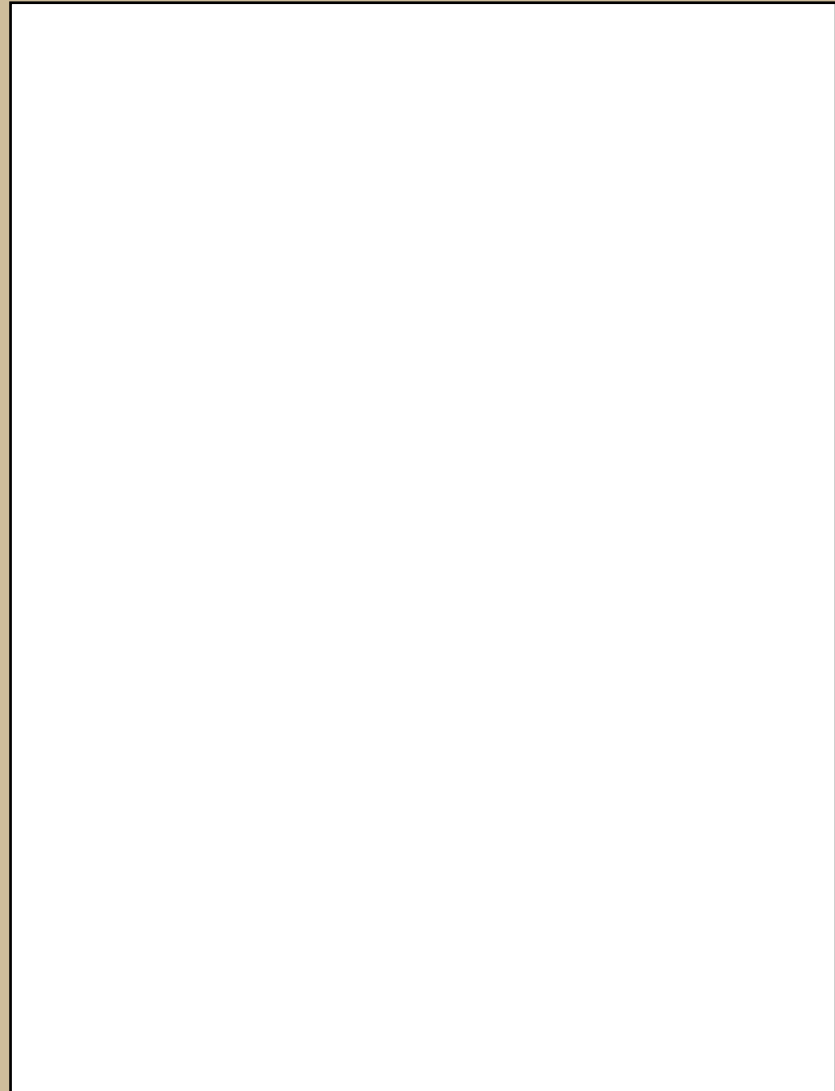




Aerial View



Notes



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