

Property Information and Highlights

This 3-level townhome features 3 upper-level bedrooms, 1.75 baths, open main level living and dining rooms with an upgraded spacious kitchen, finished lower-level family room, charming private balcony off the primary bedroom and fabulous deck on the main level overlooking the serene and beautiful courtyard gardens.

Newly installed/Completed

- New upper-level carpet installed 2023
 - Freshly painted rooms 2023
- Furnace and AC replaced in 2022 and cleaned/tuned in May
 - Hot water heater replaced in 2021
 - Patio door to deck by Renewal in 2020
- Living room gas FP insert installed by Fireside Hearth/Home in 2019
 - Gas dryer replaced in 2019

Items of Interest

- ★ Courtyard gardens have irrigation system
- ★ Homeowners take care of the gardens surrounding their own property
 - ★ 1 car garage with water spigot
- ★ Water main for the attached 4 units located in under stairs closet in lower level
 - ★ Separate water turn-off valve in ceiling in laundry room
- ★ Metal shelving, Sterlite storage chest and ladder can/will be left with property.

HOA Information: Manor Homes of Old St Anthony (MHOOSA)

New Concepts: Financials only (952-922-2500)

MHOOSA: On-Site Property Mgr | Catherine Conzet | c58czt@yahoo.com | all HOA docs/info

Monthly Dues: \$417.00

Includes: Outside Maintenance, Building Exterior, Water/Sewer/Trash/Recycling, Lawn Care/Snow Removal, Hazard Insurance, Professional Management, Mandatory Association

PETS: Dogs/Cats Allowed. Up to 3 total (ie - 2 cats + 1 dog | 3 cats | 3 dogs) No size limit

Rentals/Restrictions: A HOMEOWNER MUST LIVE IN UNIT FOR THREE CONSECUTIVE YEARS OUT OF EVERY FIVE YEARS - always. This is not a community for investors. It does still allow a two-year long-term rental option (not Airbnb) but after two years the owner must either return for three-year occupancy or sell.

***HO6 Insurance Policy is required**