

**10 SUNSET RIDGE DR**

L/Price \$169,900
O/Price: \$169,900
Style COL
#Rms 7.0 **Bd/Bth** 3/1.5
SqFt 1536 /TOWN
YrBlt 1942 / N
Lot Dim 85X300
EstAcr 0.610

E Hartford/E Hartford (15)

Cnty: HARTFORD **Net Y**
Zip 06118 **IDX Y**
Status CLOSE **LseOpt N**
Owner Estate of Hendricks **#FP 2**
E/Row
SubDv Sunset Ridge
Zoning R-2

Elem: EH**Middle:****JrHigh:****Sr High:** EHHS

GREAT HOUSE, GREAT LOCATION, just needs a little TLC to bring it back to its original charm. 3BR Colonial on quiet street! Front to back LR, 3 season porch, formal DR w/hutch, kitchen has cozy sunken dining area. Large MBR, walk up attic, LL rec room.

Agt Rmks: Estate no disclosures**Pot. Short Sale:****Office** SNTR01 / Sentry Real Estate Services**O/Ph** 860-289-4331 Ext: 0**Bybkr** 2.50 %**LA/ID** Robert Durato/ DURATOR**O/Fax** 860-289-3890**Type** ER/NA **Dual/VarN****E-Mail** durato@sentryrealestate.com**Othr/Ph** 860-324-4314**L/Date** 08/09/11**Team Agt:****E/Date****Team Agt:****Show** Call office**Living** 12X22 ,FP**MBR** 13X23**Baths---Full/Half****Handicap****Dining** Y 12X13, FORM, HUTCH
Kitchen 10X12 ,EATIN**2Bed** 12X15
3Bed 10X10**Lower**
1st Flr /1**Cable** Y
Adult 55+ N**Fam/Den** Y 15X15, LOWER**4Bed****2nd Flr** 1**Seasnl N****Lndry Loc** LOWER**In-law****3rd Flr****Gated Comm.** N**Levels** 2.0**Fndatn****Environmental Substances****Basement** FHTCH ,PFIN**Exterior** SHING**UFFI** UNKNW**Garage** 1 /ATTCH**Int Feat****Lead** UNKNW**Floors** WOOD ,LINO**Ext Feat****Asbestos** UNKNW**Attic** WALKUP**Mechan****Radon** UNKNW**Add'IRms****Misc****Lot Desc** NBRHD ,LWOOD**Appl Incl** DRYER, WASHR, DISHW, OVRNG,
REFRG**Driveway** ASPH
Pool N**WtrFr****Deck****Porch****Heating** BASE**Cooling** INDV**Energy** ATFAN, FSCRN, FSTRM**Fuel** OIL**Hot Wtr** DOM**Water** PUBCT**Sewer** PUBCT**Oil Tank** ABGRND**Amps****Lien** NEITHER**Ann Cost****Insul Rmks****Assmt** \$185,310**Taxes** \$6,267**Phs In:** N **Othr Taxes****OthrFin****MillRt** 33.82 **PUD** N**Poss** IMMED**Vol/Pg** 588 / 199**Seller Concess****VT**

Silver Lane to Ridgewood to Sunset Ridge

Comp Information**Contr Date** 09/12/11
Close Date 10/07/11**S/Agt ID** MAHERE /Ellie Maher
Sale Price \$159,100**Selling Office Code** PRUD10
DOM 35