

47 Spring Garden Avenue, Waterbury, CT 06708
 County: **New Haven** Neighborhood: **Bucks Hill**
 MLS#: **170365336**
Single Family For Sale

Status: **Active**
 Last Update: **01/14/2021**

Tax Parcel#: **1372197**
 List Price: **\$169,900**
 Orig. List Price: **\$169,900**
 Days On Market: **1**



Recent: **01/14/2021 : NEW**

Walkscore is: - - 32

Car-Dependent - A few amenities within walking distance.

Public Open House Jan 16 1:00PM-3:00PM

Residential Property Information

Potential Short Sale: **No**

Style: **Ranch** Total Rooms: **5** Bedrooms: **3** Bathrooms: **1 Full** Home Warranty Offered: **No**
 Square Footage: Estimated heated above grade Sq.Ft. is **967**, below grade is **967**; total **1,934** Fireplaces:
 Public records lists total living Sq.Ft. of **967** and gross basement Sq.Ft. of **967**
 New Construction: **No/Resale** Year Built: **1953 (Public Records)**
 Dir. Waterfront: **No** Acres: **0.19 (Public Records)** Zoning: **RS**
 Property Tax: **\$4,173** Mil Rate: **60.21** Assessed Value: **\$69,300** Tax Year: **July 2020-June 2021**

Room Descriptions

Room	Level	Apx. Size	Features
Living Room	Main		Hardwood Floor
Kitchen	Main		Granite Counters, Tile Floor
Dining Room	Main		Tile Floor, Vaulted Ceiling
Bedroom	Main		Hardwood Floor
Bedroom	Main		Hardwood Floor
Bedroom	Main		Hardwood Floor
Full Bath	Main		Tile Floor, Tub w/Shower
Family Room	Lower		

Laundry Location: **Lower Level**

Features

Appliances Incl.: **Oven/Range, Microwave, Dishwasher, Washer, Dryer**
 Home Automation:
 Attic: **No Attic**
 Basement Desc.: **Full, Fully Finished**
 Exterior Siding: **Aluminum**
 Exterior Features: **Patio, Porch, Shed**
 Construction Info.: **Frame** Foundation: **Block** Roof: **Asphalt Shingle**
 Garage & Parking: **1 Car, Attached Garage, Under House Garage** Driveway Type: **Paved**
 Swimming Pool: **No Pool**
 Lot Description: **Level Lot**

The following Items are not included in this sale: **Refrigerator, vanity mirror in bathroom**

Home Owners Association Information

Home Owner's Association: **No** Association Fee: Fee Payable:
 Special Assoc. Assessments: **No**

Utility Information

Hot Water System: **40 Gallon Tank** Est. Annual Heating Cost:
 Heat Type: **Hot Air, Fueled By: Gas In Street** Fuel Tank Location: **Non Applicable**
 Cooling: **None**
 Water & Sewer Service: **Public Water Connected, Sewage System: Public Sewer Connected**

School Information

Elem: **Per Board of Ed** Interm: Middle: High: **Per Board of Ed**

Public Remarks

Welcome to a place where all of your dreams can come true! Whether investing, buying a second home, or a place to live and love, this completely updated three bedroom Ranch awaits you, not for long! Situated on a private and quiet street, this home boasts a beautifully leveled yard, a spacious front porch for relaxing, and a lovely back patio perfect for entertaining and enjoying the warmer weather. Walk into your gorgeous living room complete with hardwood floors, recessed lighting, and plenty of natural light. The living room leads seamlessly into the large kitchen that features a breakfast bar, granite countertops, tile floors, and ample cabinet space. There is an open sightline from the living room all the way to the dining room which could also be utilized as a family room, making this house perfect for entertaining! The dining room is complete with a vaulted ceiling and conveniently walks out to your backyard oasis including a patio and a shed for those tools you want to keep

stored. All three bedrooms feature hardwood floors, and are perfect for guests or if you need an in-home office. The updated full bathroom is located right next to all of the bedrooms and boasts a granite vanity and a full tub. Want more? You will be pleased to discover the updated lower level, so get ready to relax! This huge space can be used as a family room, exercise room, extra bedroom...the possibilities are endless! This also leads directly to a one car garage and large laundry/storage room.

Confidential Agent Remarks

Investors: the current tenant is willing to stay. \$1000 bonus if buyer's agent brings an accepted offer by 1/28/2021!

Marketing History

Current List Price: \$169,900	Last Updated: 01/14/21	DOM: 1
Previous List Price: \$169,900	Entered in MLS: 01/14/21	CDOM: 1
Original List Price: \$169,900	Listing Date: 01/14/21	Expiration Date: 07/15/21

Showing & Contact Information

Showing Inst: Please use Showingtime and wait for a confirmed appointment.	Date Available: Negotiable	Bank Owned: No
Lockbox: SMLS Compatible Elec./Front Porch	Owners Phone:	Occupied By: Tenant
Owner: Reginaldo Sanches	Directions: Left on Media Avenue, left on Spring Garden Avenue, house is on left.	

Listing & Compensation Information

Listing Contract Type: Exclusive Right to Sell/Lease	Service Type: Full Service	Sign: Yes
Buyer's Agent Comp.: 2% of sale price	Compensation Notes: \$1000 bonus if buyer's agent brings an accepted offer by 1/28/2021	

Listing Distribution Authorizations

The List Office has authorized distribution to: **RPR, Homes.com, Homesnap, IDX Sites, Realtor.com, Zillow Group, immoviewer**
The List Agent has authorized distribution to: **Homes.com, Homesnap, IDX Sites, Realtor.com**

*** NOTE: This listing will only appear on those locations authorized by BOTH the List Office AND the List Agent. ***

Listing Agent/Broker Information

List Agent: Jennifer Henry (6911) Lic.#: RES.0768502	Phone: (203) 561-2951
Website: http://www.cthousehunt.com	Email: jenhen@kw.com
List Office: Keller Williams Prestige Prop. (3548)	Phone: (203) 327-6700
Website:	

Information contained in this Smart MLS listing has been compiled from various sources, all of which may not be completely accurate. Smart MLS makes no warranty or representation as to the accuracy of listing information. All information that influences a decision to purchase a listed property should be independently verified by the purchaser. Report Generated on 01/15/2021 8:35:17 AM, Copyright 2021 Smart MLS, Inc. All rights reserved.