



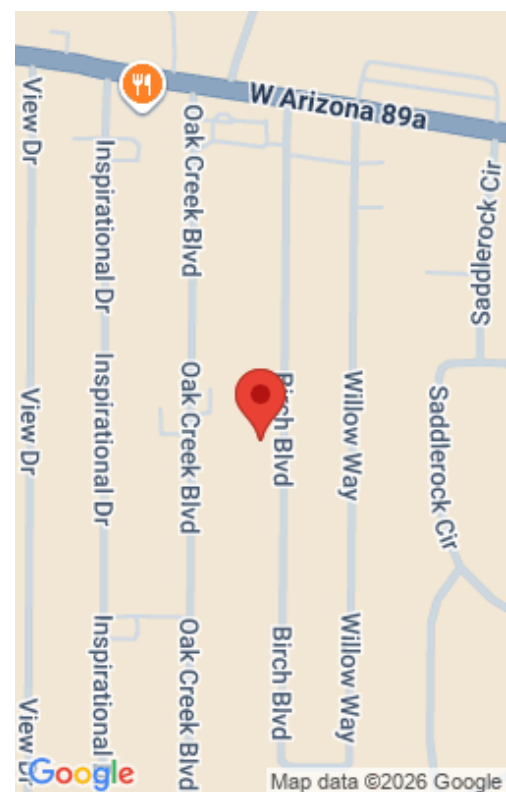
\$559,900

195 BIRCH BOULEVARD, SEDONA, AZ 86336

<https://posterity44.com>

Vintage "Old Sedona" charm in this single level home in West Sedona with upside potential. Older home in original condition ready for your redesign or remodel to make it a treasured Sedona property. Private backyard with multiple outbuildings can be razed or improved for workshop/studio or home gym. Ideal candidate for an easy efficient updating [...]

- 2 beds
- 3 baths
- Single Family Residence
- Residential
- Active
- 1146 sq ft



Basics

Category: Residential	Type: Single Family Residence
Status: Active	Bedrooms: 2 beds
Bathrooms: 3 baths	Area: 1146 sq ft
Lot size: 11052 sq ft	Year built: 1972
Subdivision Name: OAK CREEK DEVELOPMENT UNIT 1 AMD	Bathrooms Full: 2
Lot Size Acres: 0.25 acres	County: Yavapai

Building Details

Building Area Total: 1146 sq ft	Construction Materials: Wood Frame, Slump Block
Architectural Style: Bungalow	Sewer: Public Sewer
Heating: Wood, Forced Air, Natural Gas	Possible Use: Ranch
Stories Total: 1	Roof: Rock, Built-Up
Foundation Details: Slab	Carport Spaces: 1

Amenities & Features

Laundry Features: Inside	Flooring: Carpet, Laminate, Linoleum
Utilities: Phone Available, Natural Gas Connected, Natural Gas Available	Fencing: Front Yard, Back Yard, Chain Link
Parking Features: Attached Carport	Fireplace Features: Family Room
Water Source: Pvt Water Company	Appliances: Dryer, Washer, Refrigerator, Gas Oven, Gas Cooktop
Interior Features: High Speed Internet, Other, 3/4 Bath Master Bdrm	Lot Features: North/South Exposure, Sprinklers In Front, Desert Front, Gravel/Stone Front, Gravel/Stone Back, Auto Timer H2O Front, Auto Timer H2O Back, Irrigation Front, Irrigation Back
Window Features: Single Pane, Screens	Spa Features: None
Exterior Features: Storage	Fireplaces Total: 1
Cooling: Evaporative Cooling	



Fees & Taxes

Association Fee Includes: No Fees

School Information

High School District: Sedona-Oak Creek JUSD #9

High School: Sedona Red Rock
Junior/Senior High School

Middle Or Junior School: Sedona Red Rock
Junior/Senior High School

Elementary School District: Sedona-
Oak Creek JUSD #9

Elementary School: West Sedona Elementary School

Miscellaneous

Road Surface Type: Paved

Cross Street: State Route 89A

Listing Terms: Cash to Loan, Cash

Special Listing Conditions: N/A

Courtesy of

List Office Name: Coldwell Banker Realty

