

WOODLAWN NEIGHBORHOOD DEVELOPMENT PROJECT

(PROGRAM A-5-1)

PROPERTY IDENTIFICATION

PARCEL NO. 6-14 ADDRESS 6914 N. E. Claremont Avenue

LEGAL DESCRIPTION Lot 14, Block 6, WOODLAWN

OWNER JOHN, Henry and Frances R. LOT AREA 5,000 sq.ft.

PROPERTY DESCRIPTION:

Site is a 50'x100' lot; 100' fronts on Claremont, 50' fronts on Woodlawn. It is a highly improved site with cyclone fencing all around the property plus an additional cyclone fence which has special slats in it for wind barrier; an attractive covered concrete patio, metal roof, metal posts. There is a peach tree, a blooming cherry tree and other attractive laurel shrubs. The outdoor fireplace and barbeque is on a concrete slab. The north side of the lot has an additional wooden fence which is attached to the cyclone fence. Lot is level, is slightly above the street grade. There are concrete sidewalks, curbs and paved streets. All public utilities are connected to the site.

Improvements include a 1-story frame dwelling built in 1954. Has a full basement, cedar shake siding, composition roof, galvanized iron gutters and downspouts. There is a single car garage detached which has a modern patio door, covered patio area, a new overhead metal door with an electric eye automatic door opener. There are all metal storm windows convertible with screens.



The attic has vents. The entryway is by concrete porch stoop. There is a storm door - modern type colonial door with a peek hole. The entry into the living room is finished with sheetrock walls, treated, and stippled ceilings. It has an electric fireplace and oak floors. The central hallway leads to 2 bedrooms, each finished with oak floors, sliding closet doors, wardrobe type, venetian blinds on the window. The hall has a linen closet and a guest closet and mirror. The second bedroom has the same finish as the first with venetian blinds at the windows.

The bath has linoleum floors, three white modern fixtures, a medicine chest, venetian blinds; access to the attic is from this hall. It has unfinished stairs, sub floors and room for possibly two rooms. The attic is completely insulated.

Kitchen has linoleum floors and counters, knotty pine cabinets, modern sink and plumbing; wired for range; there is a ceiling fan and a small dinette space in a corner alcove.

There is an electric burglar alarm located on each entry door. The full basement has a finished recreation room with vinyl floors, sheetrock walls, accoustical tile ceiling, approximately 400 sq. ft. finished area. There is a bar which is wired for refrigerator, recessed lights, furred out sheetrock walls and heat and telephone outlet. The utility area has storage space; has two laundry trays and is wired for washer and dryer. The furnace is a modern forced warm air oil fired unit. There is an automatic electric hot water heater of 52-gal capacity. The basement also has been wired 220 volt for range.

ZONING: R - 5L