

# CITY OF ELYRIA NSP PROPERTY "PRICE REDUCTION"

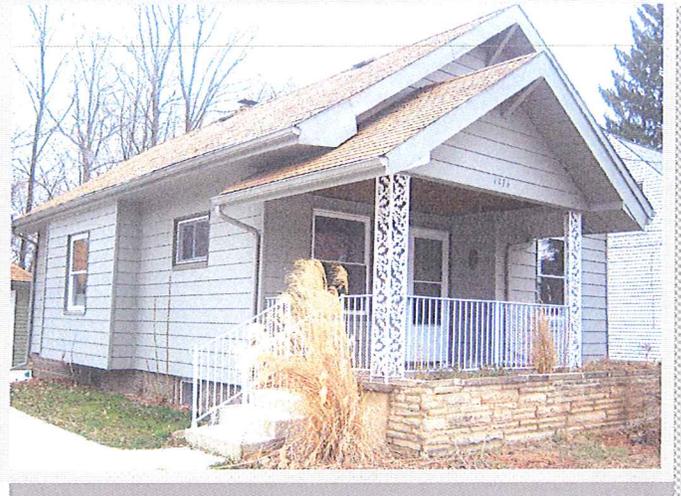
## 1276 East Avenue

**WAS LISTED AT: \$84,000**  
**REDUCED PRICE: \$77,000**  
**SOFT 2ND MAY REDUCE TO \$61,600**

**\$455 MONTHLY PAYMENT \***  
**120% OF MEDIAN INCOME\*\***

*\*This is an approximate payment and includes principle, interest, taxes & insurance. Based on 5.75% interest rate; 20% down, 30 year mortgage. City is offering up to \$15,400 as a soft second which has a declining balance each year the owner occupies the home and is 100% forgiven after 10 years.*

*\*\* Buyer must meet income guidelines of 120% Median Income, for example a family of 4 may have up to \$76,440 in household income and still qualify for the reduced price.*



- Style: Bungalow
- River Front
- Breathtaking Views
- Finished SqFt: 1212
- Lot Size: 50 X 100
- Annual Taxes: \$1130
- 3 Bedrooms
- New Carpeting
- New Appliances
- High Efficiency Furnace
- Central Air Conditioning
- Detached 2 Car Garage

**Tammy Koleski**  
**REALTOR®**

(440) 365-8392



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The Neighborhood Stabilization Program is designed to assist in the redevelopment of abandoned and foreclosed homes. The City of Elyria has purchased fourteen homes which are completely renovated and include all new energy-efficient appliances, new furnace, central air conditioning, new flooring, carpeting and bathroom fixtures.

COMMUNITY DEVELOPMENT DEPARTMENT  
 131 COURT STREET  
 ELYRIA, OHIO 44035

**ELYRIA IS AN EQUAL OPPORTUNITY PROVIDER**



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