

The Columbus Team Presents:



187 E. Royal Forest Blvd. Columbus, OH 43214

Welcome home to this artfully inspired Cape Cod located in the heart of Clintonville/Beechwood. Featuring hardwood floors on the entry-level, 6-panel doors, decorative fireplace, replacement windows, two bedrooms, one full bath, kitchen dining space, den/office, screened porch & paver patio. Minutes away from Clintonville/Beechwood amenities including restaurants, shopping, coffee shops, Farmer's Market, Whetstone Park of Roses & Olentangy Bike Trail. Easy access to COTA bus-line, OSU, major travel roads as well as downtown Columbus!



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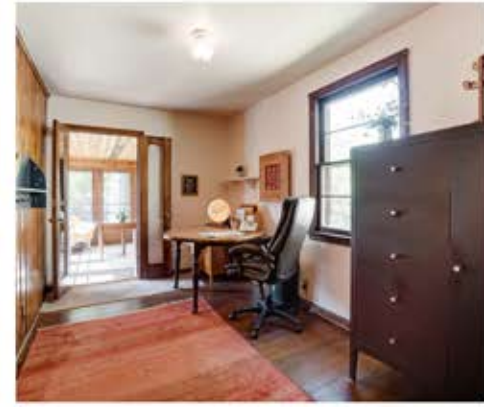
Features

- Cape Cod Style Home with Wood Siding Exterior
- One-Car Detached Garage
- Two Bedrooms
- One Full Bath
- Kitchen Dining Space
- Versatile Den/Office
- Hardwood Floors Throughout Entry Level
- 6-Panel Doors
- Decorative Fireplace with mantel
- Pella Replacement Windows
- Updated Rosati Front Door with decorative glass
- Roof - 2004
- Gutters - 2008
- Tuck Pointed Chimney - 2020
- Sump Pump - 2020
- Screened Porch
- Paver Patio
- Forced Air Gas Furnace
- Central Air Conditioning
- Year Built - 1945
- Square Feet - 1,083
- Parcel# 010-093638-00
- Taxes - \$3,494/yr.
- Lot Size - 40' x 120'
- Columbus Schools - www.cshoh.us/
- Property Disclosures Available on MLS
- Home Service Plan of Ohio home warranty in place

The information in this brochure is deemed reliable but not guaranteed.

Room Dimensions

- Living Room 11'4" x 18'10"
- Bedroom #1 9'8" x 13'
- Den/Office 8' x 13'
- Upper Level Bedroom 12'8" x 28'



KW CAPITAL PARTNERS

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