

TO ADVERTISE IN THE HOMES ALMANAC CALL 440-954-7134

HOMES ALMANAC



WEDNESDAY, OCTOBER 14, 2020



SENIOR REAL ESTATE SPECIALIST Sharon Flyter

Please contact me to help you with your next sale and/or purchase. I help Seniors with all their buying and selling needs.



(440) 477-2676

sharonflyter@howardhanna.com • estateshar@aol.com

LOT FOR SALE
Spectacular 1.5 acre parcel in sought after Willoughby Hills. This property is ready for all utilities and cleared by the county for a septic system.
Buy now Build later.
Was \$59,000, NOW \$49,000



One owner built this incoming producing property in an excellent location. One large building with five well kept units. **\$749,000**



33224 Lake Shore Boulevard, Eastlake

Meticulous brick home near Lake Erie with 4-5 bedrooms plus 2 full bathrooms. The house was renovated in 2017 so everything is newer. Will not last. **\$165,900**



6355 South Cedarwood, Mentor

Ranch - Picture perfect one floor living at its finest. Sold in 2 days. It is a great time to sell and buy. Sellers are getting their prices and buyers are able to buy more house due to the low interest rate. **\$205,000**

LORI & BARB are SOLD OUT

29014 Foxboro St., Willowick



38217 Wilson Ave., Willoughby



9366 Mentor Rd., Chardon



11149 Caddie Ln., Concord



Need NEW INVENTORY. BUYERS waiting to purchase this year. Call TODAY if you're thinking of selling SOON.



LORI PECJAK
440-667-4877
BARB SABA
216-215-2100



Mimi Osborne
216-559-MIMI



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ANGELO MARRALI
(440) 974-7846

THE MARRALI-DESANTIS GROUP

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JOHN DESANTIS
(440) 974-7283



SEPTEMBER SOLDS



This fall season is the perfect time to buy or sell!



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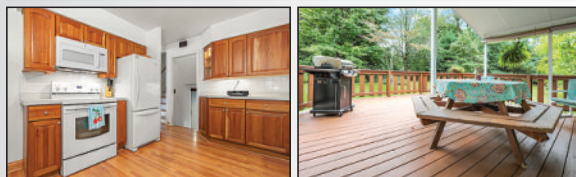
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OCTOBER'S FEATURED LISTINGS

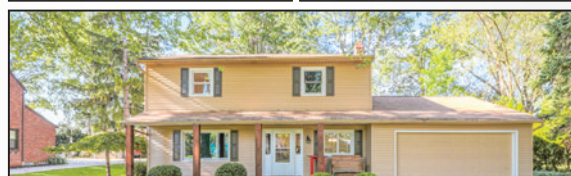
CHARMING WILLOUGHBY \$173,500



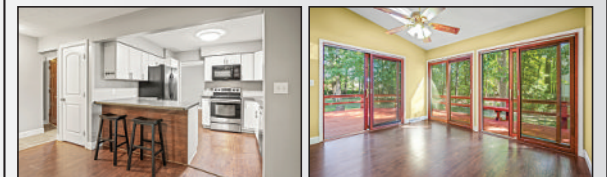
The kitchen has natural cherry cabinets, hardwood floors and a sliding door to a covered deck. The deck overlooks a wooded back yard. Your quiet retreat, a place to enjoy the outdoors. The beautiful hardwood floors extend into the living room and all 3 bedrooms. The bathroom was remodeled in 2019, all appliances stay. Close to downtown Willoughby and the Chagrin River. Enjoy all the amenities Willoughby has to offer. Great neighborhood, cul-de-sac street and easy access to 190 and Rt 2. 1-year home warranty provided. Move in and enjoy

EASTLAKE COLONIAL \$229,900

Awesome colonial nestled on a picturesque lot on tree lined private drive * 4 bedrooms * 3.5 bathrooms * 1st floor in-law suite addition could also be used as 1st floor master suite * 26' great room with fireplace * Formal dining room * Huge eat-in kitchen with breakfast room and bay window * 1st floor laundry * Large 18' Florida room * Upstairs includes another master suite with 2 additional spacious bedrooms * Deck overlooks park-like fully fenced yard * Lake and beach access * Common area for parties and gatherings including firepit * Extra deep garage * One year home warranty * Full front porch * Convenient location * Furnace, A/C, and hot water tank all new in 2019



UPDATED HUDSON \$279,900



Welcome home to this Hudson colonial that is updated throughout! Expansive living room/dining room combination with pristine floors flowing into the beautifully updated eat-in kitchen with lots of cabinet space, and a breakfast bar that overlooks the family room. Family room has a charming stone fireplace and sliding glass doors that open to the large tiered deck that overlooks the private and wooded backyard. The adjoining sun room/office has vaulted ceilings, skylights and sliding doors to the deck that allow for lots of natural lighting. Upstairs you will find the master bedroom which features a walk-in closet, along with 2 other spacious bedrooms with lots of closet space and an updated full bathroom. The full finished basement offers tons of additional storage space and a recreation area that would be perfect for a man cave, kids play area, or entertaining space! Call to schedule your showing today!



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2414 Shadow Ln,
Stow



\$300,000

Katie E. McNeill (440) 796-5506

154 Helene Dr,
Painesville



\$279,900

Melissa C. Lendvay (216) 970-2902

122 Cedar Glen,
Chardon



\$275,000

Nikki Clark (216) 337-3595

18165 Quinn Rd,
Chagrin Falls



\$259,900

Gina Meyer (440) 226-1642

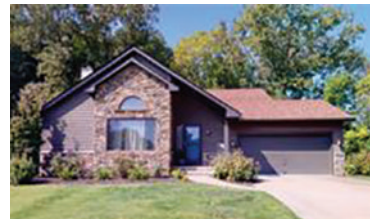
797 State Rd,
Geneva



\$249,900

Clorice L. Dlugos (440) 812-2542

9505 Green Valley Dr,
Mentor



\$249,900

Denise A. Quiggle (440) 251-9985

5880 Lake Rd,
Mentor-on-the-Lake



\$200,000

Jeffrey Carducci (440) 749-5358

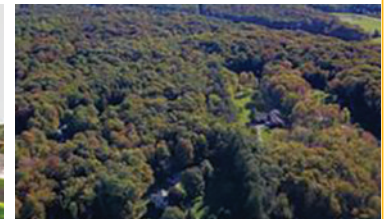
4223589 318 Parkway Dr
Eastlake



\$184,500

Anne M. Krauss (440) 478-4676

9181 Robinson,
Chardon



\$175,000

Katie E. McNeill (440) 796-5506

9181 Robinson,
Chardon



\$175,000

Katie E. McNeill (440) 796-5506

1512 Fruitland Ave,
Mayfield Heights



\$165,000

Laura Mokwa (440) 463-7531

767 W Main Usr 20 St,
Geneva



\$159,900

Katie E. McNeill (440) 796-5506

26370 White Rd,
Richmond Heights



\$145,000

Katie E. McNeill (440) 796-5506

34970 S Turtle Trl #13-B,
Willoughby



\$125,000

Melissa S. Harford (440) 463-2424

43 Woodrow Ave,
Bedford



\$124,900

Amanda Kritzer (216) 469-0535

121 E 213th St,
Euclid



\$124,900

Laura Mokwa (440) 463-7531

5010 Wake Robin Rd,
Mentor



\$121,400

Jerry A. Lesak (440) 487-2157

3024 Priest St,
Kingsville



\$119,900

Clorice L. Dlugos (440) 812-2542

5446 Haven Ct #70-B,
Willoughby



\$118,500

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WILLOUGHBY \$579,900
HIGH END UPGRADES!

Stunning Custom Brick Home on Private Cul-De-Sac! 4 1/2 Bedrooms with 3 Full and 2 1/2 Baths! 6700+ Sq Ft including the Finished Lower Level Walk-Out! High End Upgrades & Detailed Trim! Vaulted Great Room w/ Crown Molding, Fireplace and Gorgeous Views! State of the Art Gourmet Kitchen Includes Beautiful Custom Cabinetry, Granite Counters, A Large Island, Stainless Steel Appliances & A Walk-In Pantry! Elegant Formal Dining Room w/ Tray Ceiling, Double Crown Molding, Wainscoting & Bay Window - Perfect for Entertaining! Fabulous First Floor Master Features Triple Walk-In Closets and Glamour Bath w/ His 'n' Her Sinks, Jacuzzi Tub & Huge Walk-In Shower w/ Imported Ceramic Tiles! 3 Large Bedrooms Upstairs w/ Full Bath and Walk-In Closets Plus Private Dressing Room! Lower Level Features Guest Suite w/ Glamour Bath, Recreational Room! Media Room w/ Fireplace, Dining Room and Living Room w/ Fridge & Wine Rack! Sun Room/ Grill Room! Fabulous Landscaping w/ Stunning Stone Steps, Patio & Beautiful Waterfall Wall! Awesome Private .70 Acres Lot! 4.5 Car Attached Garage! Shows Fantastic! AD#1400

CHAGRIN FALLS \$506,900
TO BE BUILT!

To Be Built. Build your Villas at Gates Landing dream home on one of the last remaining lots! The Courtyard, designed and built by Payne and Payne Builders features High end finishes and a beautiful open concept design. The first floor owner's suite offers a tranquil retreat complete with a beautiful en suite master bathroom featuring double sinks, tiled walk in shower and impressive walk in closets. Jaw dropping great room ceiling heights, a study, half bath and laundry room round out the ground level. The bedroom level features a very usable loft space overlooking the great room, a full guest bathroom, and 2 generously sized guest bedrooms. The Courtyard floor plan can be upgraded and/or altered to suit your style of living. Other plans and pricing are available, please inquire. AD#1455

WILLOUGHBY HILLS \$475,000
NEW LISTING!

Quality built all brick contemporary ranch! 3/4 bedrooms w/ 3 full baths! Beautiful Willoughby Hills Location! Gorgeous hardwood flooring throughout! Spacious gourmet chefs kitchen w/ hickory wood cabinetry, large island and tiled back splash! Open Layout! Vaulted ceiling in great room w/ fireplace and sliding glass door that leads large deck! Custom spacious Master w/ large walk-in closet, tray ceiling and glamour bath w/ double sinks & jetted tub! Split bedroom design and 3rd wide doorway! 1st floor office or 4th bedroom! 2x6 Construction! Beautiful views of private 2.5 acre lot! 3.5 car attached garage! AD#1440

CHAGRIN FALLS \$462,900
TO BE BUILT!

To Be Built. Build your Villas at Gates Landing dream home on one of the last remaining lots! The Surrey designed and built by Payne and Payne Builders, is an exquisite 1872 sq ft 2 bedroom 2 full bath Ranch style home, surrounded by stunning landscapes of towering trees and picturesque ravines. Open Concept Design. Standard features include a high efficiency HVAC system and windows, direct vent fireplace, professionally preselected lighting packages with available upgrades, Granite kitchen countertops, tiled master shower and an array of flooring options. Upgrades are available for all features. Other plans and pricing are available, please inquire. AD#1456

WICKLIFFE \$429,900
NEW LISTING!

Absolutely stunning newer built colonial! Enter through the grand foyer and be greeted with a modern open concept, lots of natural light and many beautiful features! Spacious gourmet kitchen includes wood cabinetry with granite counter tops, center island/breakfast bar, large pantry and stainless steel appliances! Formal dining area with tray ceilings, plus dinette area with views of nature! Huge master suite features glamour bath and walk-in closet! 3 additional guest bedrooms upstairs! Large basement has media area set up plus plenty of room for storage! Court like private backyard laid out with brick patio And beautiful landscaping which is perfect for entertaining! 3.5 car attached garage! Super custom build on a third of an acre! AD#1444

WILLOUGHBY HILLS \$419,900
TO BE BUILT!

Awesome 3/4 Bedroom Cape on 2.5 Acre Beautiful Willoughby Hills Lot! Family Room! First Floor Master w/ Walk-In Closet and Glamour Bath! Spacious Kitchen/Dinette w/ Bay Eating Area, Granite Counters, & Beautiful Wood Cabinetry! Formal Dining! Full Basement! Covered Porch and Deck! New Construction!! AD#1123

CHARDON \$419,900
TO BE BUILT!

Beautiful Cape Colonial on Wooded 1 Acre Lot On Quiet Dead End Street! 3 bedrooms, 2.5 Baths! Walk In To A Huge Living Room w/ A Fireplace! Entertain Your Guests While You Cook w/ The Open Layout From the Dining Room To The Kitchen! First Floor Master Suite w/ Glamour Bath! 2 More Spacious Bedrooms Upstairs! 2 Car Attached Garage! New Construction!! AD#1215

HIGHLAND HEIGHTS \$399,900
GOURMET KITCHEN!

Quality Brick Colonial! 4 Bedrooms and 4.5 baths! Guest suite on the 1st floor w/ full bath! Huge gourmet kitchen w/ beautiful wood cabinetry, tiled back splash, stainless steel appliances and pantry! Elegant formal dining room w/ beautiful hardwood flooring and crown molding! Spacious master includes gorgeous newer glamour bath w/ double sinks, marble counters, large walk-in shower w/ imported tiles and walk-in closet! Lower level recreational room plus media room! Patio/ Deck in private backyard! Beautifully landscaped! Circular drive on Cul-de-sac street! AD#1433

WILLOUGHBY \$389,900
5 YEAR TAX ABATEMENT!!

The Townhomes at Public Square. A seldom seen residential new construction project in Downtown Willoughby! Designed and built by renowned Payne & Payne Builders, these townhomes feature beautiful historical design with all of today's modern amenities. 5 YEAR TAX ABATEMENT! To Be Built. Exterior design comes taken from the original 1830s home that previously sat on the site. Now perfectly into the homes open concept, multi-level design and beautiful downtown and river views from the roof top deck. Front porch and rear entry garage lead to a spacious flex room perfect for out of town guests, a home office or a family room. The main living floor is wide open, with a beautiful kitchen featuring granite counter tops, stainless steel, a massive island and walk in pantry. The kitchen transitions perfectly into the large living and dining room featuring a gas optional fireplace and an architectural salvage mantle. The sleeping level features a guest bedroom with WIC, full guest bath, laundry room and a master suite, complete with cathedral ceilings, a massive 7'6" walk-in closet, and a private master bath with Venetian Marble counter tops. The roof top level gives you an optional wet bar, a large storage area & panoramic view of Downtown Willoughby from the 17x12 deck. You will most certainly not want to miss this opportunity. Only 4 townhomes are available, make your reservation today! Property taxes as shown are estimated. AD#1451

WILLOUGHBY HILLS \$369,000
TO BE BUILT!

New Construction! 3 Bedrooms, 2.5 Baths! Desired Upgrades! Spacious 1st Floor Master w/ Full Bath & Walk-In Closet! Fabulous Kitchen/Dinette! Great Room! Full Basement! 2.5 Car Attached Garage! Great Willoughby Hills Location! AD#1258

RUSSELL TOWNSHIP \$299,900
NEW LISTING!

4 bedroom and 2.5 bath Colonial in Russell Township! Beautiful Hardwood Flooring Throughout! Elegant formal dining! Large family room w/ fireplace! Spacious master bedroom! Newer windows! This home is as estate and needs work and updating! Home being Sold AS-IS! Legal address for property is 15061 Russell Rd, Russell Township! AD#1443

WILLOUGHBY \$199,900
NEW LISTING!

Excellent Willoughby Cape just a short walk to downtown! 4 bedrooms and 2 full baths! Family room w/ brick fireplace! Spacious 1st Floor Master! Hardwood Flooring! 22x12 Lower Level Recreational Room! Newer Windows! Brand new furnace and a/c in 2020! Secondary side lot (50x175) available for sale with the home or will be sold separately after the home is sold. AD#1439

MENTOR \$149,900
SHOW STOPPING RANCH!

Farmington Meadows Show Stopper! Beautifully maintained 2 bedroom 1 bathroom 1256 SF ranch condo, in the highly desirable Farmington Meadows Condo Development. AD#1449

MAYFIELD HEIGHTS \$134,900
MOVE RIGHT IN!!

This well maintained move-in ready bungalow is just awaiting your personal touch. The original hardwood floors give that perfect classic look to compliment the neutral decor. The kitchen has been updated with newer appliances and counter top with an eat-in kitchen area. Upstairs you will find a spacious master with lots of closet space and storage. The basement has an amazing durable naturestone floor that gives you plenty of ideas to make it your own. Additional features included newer HVAC, new countertop in kitchen, new refrigerator and updated bathroom. Come check out this affordable home and make it yours! AD#1447

EUCLID \$129,900
OPEN LAYOUT!!

Super Clean 4 Bedroom and 2 Full Bath Cape! Open Layout! Spacious kitchen w/ many cabinets! Beautiful gleaming hardwood flooring! Huge family room on 1st floor plus lower level recreational room! Private Patio for Entertaining! Timberline roof, newer windows and glass block windows! Shows Fantastic! AD#1437

EASTLAKE \$125,000
GREAT OPPORTUNITY!!

Great opportunity to own a great home on a great street. This house has 1778 sq ft of living space. With some updates you can create instant equity. Make this house your home. House will be cleaned and ready to move in before transfer. Come take a look! Home warranty included! AD#1448

WILLOUGHBY \$110,000
TO BE BUILT

Can't find your dream home? Bring your ideas for this amazing opportunity to build your own English Tudor design with the nationally acclaimed Payne & Payne Builders. Existing floor plans are also available. Home will be within the KIRTLAND CITY SCHOOL DISTRICT. AD#1453

WILLOUGHBY \$110,000
TO BE BUILT

Can't find your dream home? Bring your ideas for this amazing opportunity to build your own English Tudor design with the nationally acclaimed Payne & Payne Builders. Existing floor plans are also available. Home will be within the KIRTLAND CITY SCHOOL DISTRICT. AD#1454

WILLOUGHBY \$84,900
TO BE BUILT

Perfectly situated, maintenance free buildable lot in Kirtland Tudor Estates subdivision of Willoughby. All tie-ins are available at the street and it is open to any builder. HOA fee is only \$160 per month and covers landscaping, snow removal, water and sewer. Located within the Kirtland Local School District. TO BE BUILT Pricing is available upon request. Set your appointment today before the lot is gone! AD#1452

WILLOUGHBY HILLS \$79,900
VACANT LOT!

Beautiful 2.58 Acre Willoughby Hills Lot To Build Your Dream Home! City Water! AD#1123

WILLOUGHBY HILLS \$79,900
VACANT LOT!

Build your dream home! 6 Beautiful acres! Ad#109

EUCLID \$56,000
MOVE RIGHT IN!

Great investment opportunity! Rent ready and ready to move in. Come take a look, won't last long! AD#1445

WILLOUGHBY HILLS \$44,000
VACANT LAND!

Build Your Dream Home in Willoughby Hills, Close to Manakiki Golf Course! 1.17 Acres! City Water, Gas and Electricity Available At The Street! AD#1258

CHARDON \$37,900
VACANT LAND!

Excellent Chardon Lot! Build Your Dream Home! Wonderful Location! Ravenna Rd to Wintergreen Dr! Private Dead End Street! Close To Chardon Square!! AD#1215

CLEVELAND \$29,900
GREAT OPPORTUNITY!!

House needs to be returned to its original glory! House has a great double lot and has a lot of potential. Don't miss this opportunity. AD#1450

WICKLIFFE \$21,900
VACANT LOT!

Build Your Dream Home! AD#1446

COMMERCIAL LISTINGS:
VL West Prospect Rd.
Saybrook Twp
\$49,000
0.7 Acres; Utilities Aval.



Dominic Paratto
216-316-0207
Dominic@TheParattoTeam.com



Get Your Home Ready for Work and School this Winter

(Family Features) Although preparing your home for winter is a fairly consistent process year-to-year, many homes have seen significantly more use this year due to COVID-19 restrictions. If your home will serve as your office or school throughout the winter months, it's important to address issues that may have been noticed but tolerable during winters past.

Consider these tips from the experts at the National Association of the Remodeling Industry to help ensure your home is ready before winter weather strikes.

Improve Indoor Air Quality

Beyond proper physical and structural considerations of winter preparations, the increased daily usage of your home naturally increases the importance of indoor air quality. Since windows and doors will likely be closed more often, moisture levels within your home can be significantly affected. Use a humidifier, if necessary, to maintain a relative humidity between 45-50%, which is healthier and can feel more comfortable. It can also keep wooden doors and windows functioning properly

and wood furniture and floors looking good.

Get Your Furnace Checked

To keep your furnace from failing when you need it most, get it inspected by a professional before you need to rely on it to heat your home in the dead of winter. If you're not leaving the house and turning down the thermostat each day, this will be especially important this year. Regular tune-ups can prolong your furnace's life, help prevent carbon monoxide leaks and ensure your unit is working at maximum efficiency. If a whole-house humidifier is included as part of the heating system, also inspect the humidifier and replace the element, if necessary.

Seal Leaks Around Windows and Doors

Air infiltration is one of the largest culprits of reductions in a home's efficiency. Small air leaks can add up to significant heat loss and a corresponding increase in energy consumption. If replacing window screens with storm windows and installing a storm door on your house isn't realistic, increase energy efficiency



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Realtor

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Howard Hanna Real Estate Services

Mary Sams,
Realtor

440-897-HOME

marysams@howardhanna.com



Ranch home with basement.

3 bedroom 1.5 baths.

Willoughby, Ridge Acres.

2 car garage priced at

\$144,900



Mentor Contemporary with
**open floor plan and
first floor master.** 4 bed 2 full
and 2 half baths.
Finished basement. Cul de Sac
location

\$319,500



Timberlake Ranch
4 bedroom, 2 full bath,
fireplace, sunroom, and
attached 2 car garage.

\$198,500



Willoughby Hills

Cute ranch on half acre.

1 bedroom, 1 bath updated.

\$64,900

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by sealing gaps around window and door moldings with caulk to help keep heat from escaping. If any pipes or ducts travel through an exterior wall of your home, you can also use caulking and weather-stripping to help block potential entry points for cold air.

Check Your Gutters

Improper drainage away from the home is one of the biggest causes of water leaking into basements and crawl-spaces. Gutters and downspouts have the single purpose of routing water away from your home to help prevent damage to your foundation. Once leaves have fallen and before the first snow, ensure your gutters are properly secured and clear of debris. Clogged gutters can lead to improper drainage and potential overflow, ice damming or other water-related issues. Also adjust downspouts so they direct water at least 5 feet from the house to help minimize the possibility of water run-off back toward the foundation.

Prep the Plumbing

When water freezes, it expands. Any residual water in pipes that is exposed to freezing temperatures, including interior lines located in exterior walls or unheated areas, can burst. Start by disconnecting hoses and shutting off exterior faucets, draining any water that remains in them and storing hoses indoors to prevent cracks. Drain any other pipes, valves or in-ground sprinklers that may be exposed to the elements and, for an extra layer of protection, wrap water spigots with covers to prevent damage. Sometimes a simple trick like keeping a cabinet door cracked open to allow warm air into the space can prevent frozen pipes.

Find more expert tips to get your home ready for winter at RemodelingDoneRight.com.



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MENTOR • \$188,800

3 bdrm, meticulously maintained Ranch w/ full Bsmt* Beautiful updated kitchen (w/ all appl's), full & half baths* Liv Rm w/ gas FRPL* HW floors in Bdrms* 2 Bay windows* Full Unfinished Basement* 43' Wood deck* Storage Shed* 2 Car, Garage* Fenced Yard* Just N of Rt 2 off Rt 306* Home Warranty



HAMB DEN • \$499,900

Privately set off the road this stately, beautifully maintained 5 BD, 5 1/2 BA brick front colonial sits on a 3.96 Acre flag style lot, the front entrance brings you to the 2-story foyer with rod iron open staircase and gleaming Brazilian hardwood flooring, formal dining room plus extra living area off of the well appointed kitchen offering island, breakfast bar, granite, octagon eat area, serving area w/ flat screen hookup, walk in pantry & appliances, 1st floor laundry rm w/ slate flooring, granite plus washer/dryer, first floor powder room, 2 story, 18' high great room with stone, gas fireplace, wall of windows plus double fans & new carpet in 2020, 1st floor master suite with French doors to a private retreat sitting rm/office with gas fireplace, master bath with jetted tub, granite & double sinks, 2 walk-in closets, bedrooms upstairs offer full baths, spacious, carpeted loft perfect for game rm or media, large 13 course finished basement (in 2016) with full bath, bedroom #5 and divided rooms for exercise and mechanics, house wired for security system, surround sound, path to cleared garden beyond wooded area, stamped patio, water softener, lifetime warranty on 2007 roof, 3 car heated att. garage, home warranty, Chardon Schools.



PENDING

WILLOUGHBY HILLS • \$214,900

Wow! This spacious Ranch has a finished basement on an acre wooded lot, 2/3 bedroom, 1 1/2 baths home has many updates, all since 2013: Plumbing, electric panel, furnace, hot water tank, windows, granite counters, lighting, carpet, roof and gutters! The basement rec-room features custom built-in wood shelves and storage benches or an additional space for entertaining. New electric baseboard heat in the basement keeps in cozy in the winter and the 3rd bedroom/bonus room could be used as an office or workout room.

Are you tired of thinking about the repairs your house needs? We have buyers in all price ranges waiting for the opportunity to take it off your hands. CALL NOW!



**BERKSHIRE
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Realty



**Eileen
Baur**
216-536-8265
ebaur@bhhspro.com



PENDING

\$295,000
**6750 N Palmerston Drive,
Mentor**

Beautiful colonial with a rare first floor master bedroom and bath. 2 pair of sliding doors that lead out to oversized deck. Gorgeous updated kitchen with over 30 oak cab, pantry, granite counters and island. Great for family gatherings and entertainment. all appliances stay. Master bedroom has walk-in closet. whirlpool tun and double sinks. Sprinkler system in front fenced yard. Gutters are leaf guard.

**Congratulations
Eileen Baur**
Top Selling and Listing
Agent for Baur Team
in 2018

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than words!**

Eileen Baur
100% of her listings
sold in 2018

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