

# 3640 US-68, XENIA, OH 45385, USA

<https://www.flourishteam.com>

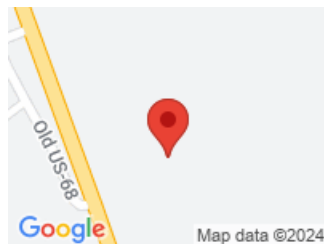
3640 US-68, Xenia,  
OH 45385, USA

\$ 895,500.00



Beautifully maintained 79,3790 acre farm south of Xenia situated on level to rolling terrain with gorgeous view of countryside, pasture, fields, woods and creek with approximately 35.8 acres, 4 BR 2 BA brick cape cod home offering LR w/FP, dining, formal dining, fully equipped kitchen and part finished basement housing...

- 4 beds
- 2 baths
- Produce/Grain



## CALL US NOW

Phone: (937) 637-7333

Address: 1210 Meadow Bridge Drive, Suite C, Beavercreek, OH 45434

BASIC FACTS

<b>Date added:</b> 11/05/21	<b>Post Updated:</b> 2021-11-17 16:33:12
<b>Type:</b> Produce/Grain	<b>Status:</b> Active
<b>Bedrooms:</b> 4	<b>Bathrooms:</b> 2
<b>Baths Full:</b> 2	<b>Area:</b> 2716 sq ft
<b>Acres:</b> 79.3790	<b>Lot size:</b> 3457749 sq ft
<b>Year built:</b> 1946	<b>MLS #:</b> 852486
<b>Listing Contract Date:</b> 2021-10-26	

ROOMS & UNITS DESCRIPTION

<b>Rooms Total:</b> 9	<b>Room Count:</b> 9
<b>Number Of Full Baths On Level 1:</b> 1	<b>Number Of Full Baths On Level 2:</b> 1

LOCATION DETAILS

<b>County Or Parish:</b> Greene	<b>School District:</b> Xenia
<b>Directions:</b> From Xenia, south on US 68; property on left.	<b>Zoning:</b> Residential,Agricultural

PROPERTY DETAILS

<b>Lot Dimensions:</b> 79.3790 acres	<b>Parcel Number:</b> C05000100110002800
<b>Construction Type:</b> Brick,Vinyl	<b>Levels:</b> 1.5 Story
<b>Aerial YN:</b> 1	<b>Distressed Property:</b> None
<b>Ownership:</b> Estate/Guardianship	<b>Transaction Type:</b> Sale

CALL US NOW

Phone: (937) 637-7333  
Address: 1210 Meadow Bridge Drive, Suite C, Beavercreek, OH 45434

## PROPERTY FEATURES

**Land Features:** Creek,Wooded

**Utilities:** Private Water,Septic

**Basement:** Semi-Finished

**Heating:** Baseboard,Forced Air,Propane

**Kitchen Features:** Laminate Counters

**Garage:** 4 or More,Detached,Opener

**Timber:** partial woods

**Inside Features:** Electric Water Heater,Paddle Fans,Security

**Road Type:** US Highway

**Frontage:** Yes

**Cooling:** Central

**Fireplace:** Woodburning

**Tillable Acreage:** 35.000

## MISCELLANEOUS

**Virtual Tour URL:**

<https://www.youtube.com/watch?v=hiL3lqJVG0Y>

**Taxes Semi Annual:** 1906.51

## CALL US NOW

Phone: (937) 637-7333

Address: 1210 Meadow Bridge Drive, Suite C, Beavercreek, OH 45434