

445, Santa Cruz,  
Avenue, Dayton,  
OH, 45410

**445, SANTA CRUZ, AVENUE, DAYTON, OH, 45410**

<https://www.flourishteam.com>



**\$99,900**



- 3 beds
- 1.00 bath
- Single Family
- Residential
- Active
- 1440 sq ft

Good bones, close to US-35, minutes from downtown, and ready for the investor or handy homeowner! Come, discover the charm ready to be restored. This property offers a charming front porch wonderful for enjoying your morning coffee or unwind in the evening. Inside on the first floor, you have tall ceilings and a spacious living [...]

## Rooms & Units Description

**Rooms Total:** 6

**Number Of Full Baths On Level 1:** 1, 0

**Room Count:** 6



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## Location Details

**County Or Parish:** Montgomery

**Directions:** Linden to Santa Cruz

**School District:** Dayton

**Zoning:** Residential

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## Property Details

**Lot Dimensions:** 35' X 125'

**Construction Type:** Aluminum

**Subdivision Name:** City/Dayton Rev

**Transaction Type:** Sale

**Parcel Number:** R72-15301-0015

**Levels:** 2 Story

**Distressed Property:** None

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## Property Features

**Outside Features:** Fence,Porch,  
Fence,Porch

**Utilities:** 220 Volt Outlet,City  
Water,Natural Gas,Sanitary  
Sewer,Storm Sewer

**Basement:** Full,Unfinished

**Heating:** Forced Air,Natural Gas

**Fireplace:** Inoperable

**Inside Features:** Gas Water Heater,Paddle  
Fans,Smoke Alarm(s)

**Appliances:** Dryer,Range,Refrigerator,Washer

**Windows:** Double Hung,Double Pane

**Cooling:** Central

**Garage:** 2 Car,Detached

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## Miscellaneous

**Virtual Tour URL:** <https://slides.homegrab.com/?ID=6550704> **Taxes Semi Annual:** 1048.39

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## Courtesy of



**Office Name:** RE/MAX Victory + Affiliates

**Agent Email:** [Jill@JillTeam.com](mailto:Jill@JillTeam.com)

**Agent Name:** Jill Aldineh

**Agent Phone:** (937) 689-2858

