

**Prepared By:**

LORAL JOHNSON  
LEWES REALTY INC

Direct Phone - (302) 645-1955

Agent Cell - (302) 258-7674

Toll Free - (800) 705-7590

Email: [loral@lewesrealty.com](mailto:loral@lewesrealty.com)

Office Number - (302) 645-1955

Website: [www.loraljohnson.com](http://www.loraljohnson.com)



|                       |                  |                       |           |                                     |
|-----------------------|------------------|-----------------------|-----------|-------------------------------------|
| <b>MLS:</b>           | 548552           | <b>Listing Price:</b> | \$279,900 | <input checked="" type="checkbox"/> |
| <b>MLS Area:</b>      | NOT ASSIGNED     | <b>Status:</b>        | Active    |                                     |
| <b>Section:</b>       | EAST OF RT. 1    |                       |           |                                     |
| <b>Address:</b>       | 266 DELAWARE AVE |                       |           |                                     |
| <b>City:</b>          | SMYRNA           | <b>Unit #:</b>        |           |                                     |
| <b>State:</b>         | DE               | <b>Bedrooms:</b>      | 5         |                                     |
| <b>Zip Code:</b>      | 19977            | <b>Full Baths:</b>    | 1         |                                     |
| <b>County:</b>        | KENT (DE)        | <b>Half Baths:</b>    | 0         |                                     |
| <b>Community:</b>     |                  | <b># of Floors:</b>   | 2         |                                     |
| <b>Building:</b>      |                  | <b>Garage Size:</b>   | 2         |                                     |
| <b>Property Type:</b> | Single Family    | <b>Furnished:</b>     | N         |                                     |

**Remarks:** Great waterfront community for boating & fishing, Large home with garage & garden on double lot.

|                    |                                                                                                                                                     |                    |                              |
|--------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------|--------------------|------------------------------|
| <b>Style:</b>      | CAPE COD/SALT BOX                                                                                                                                   | <b>Const.:</b>     | STICK/FRAME                  |
| <b>Ext. Type:</b>  | VINYL SIDING                                                                                                                                        | <b>Ext. Feat:</b>  | STORAGE SHED/OUTBUILDING     |
| <b>Foundation:</b> | CONCRETE BLOCK                                                                                                                                      | <b>Roofing:</b>    | ARCHITECTURAL SHINGLE        |
| <b>Basement:</b>   | CELLAR                                                                                                                                              | <b>Attic:</b>      | ACCESS ONLY                  |
| <b>Garage:</b>     | DETACHED                                                                                                                                            | <b>Parking:</b>    | DRIVEWAY/OFF STREET , GARAGE |
| <b>Porch/Deck:</b> | ENCLOSED , FRONT                                                                                                                                    | <b>Security:</b>   | NONE                         |
| <b>Interior:</b>   | CEILING FAN(S) , ENTRY LEVEL BEDROOM , FIRST FLOOR BEDROOM , INSULATED DOOR(S) , INSULATED WINDOW (S) , SCREEN(S) , STORM DOOR(S) , STORM WINDOW(S) |                    |                              |
| <b>Oth Rms:</b>    | BREAKFAST ROOM                                                                                                                                      |                    |                              |
| <b>Kitchen:</b>    |                                                                                                                                                     |                    |                              |
| <b>Appliances:</b> | DRYER , MICROWAVE , OVEN/RANGE GAS , REFRIGERATOR , WASHER                                                                                          |                    |                              |
| <b>Flooring:</b>   | HARDWOOD                                                                                                                                            | <b>Extra Unit:</b> |                              |
| <b>Fireplace:</b>  | NONE                                                                                                                                                | <b>Heating:</b>    | FORCED AIR                   |
| <b>Cooling:</b>    | WINDOW UNIT(S)                                                                                                                                      | <b>Lot Desc:</b>   | CLEARED                      |
| <b>Pool:</b>       |                                                                                                                                                     | <b>Water:</b>      | WELL                         |
| <b>Sewer:</b>      | CESSPOOL                                                                                                                                            | <b>Financing:</b>  | CASH , CONVENTIONAL          |
| <b>Exclusions:</b> |                                                                                                                                                     |                    |                              |
| <b>HOA/Condo</b>   |                                                                                                                                                     | <b>Docs</b>        | NONE                         |
| <b>Amenities:</b>  |                                                                                                                                                     | <b>on</b>          |                              |
|                    |                                                                                                                                                     | <b>File:</b>       |                              |

**Could Be Sold As:**

| Room    | Level | Dimensions | Room                            | Level | Dimensions |
|---------|-------|------------|---------------------------------|-------|------------|
| Living  | L     |            | Master BR                       | L     |            |
| Dining  | L     |            | Bedroom 2                       | L     |            |
| Kitchen | L     |            | Bedroom 3                       |       |            |
| Family  |       |            | Bedroom 4                       |       |            |
| Other   |       |            | F = First floor L = Lower floor |       |            |

**Taxes & Fees are Annual Amounts**

|                         |     |                          |   |                          |       |                     |                          |
|-------------------------|-----|--------------------------|---|--------------------------|-------|---------------------|--------------------------|
| <b>City Tax:</b>        |     | <b>Rent Inc:</b>         |   | <b>Yr. Built:</b>        | 1940  | <b>Waterfront:</b>  |                          |
| <b>County Tax:</b>      | 542 | <b>Fee Simple:</b>       | Y | <b>New Const:</b>        | N     | <b>Waterview:</b>   | BAY                      |
| <b>Water Fee:</b>       | 0   | <b>Ground Rent:</b>      |   | <b>Dwelling SQFT:</b>    | 1362  | <b>Dock Type:</b>   | NONE                     |
| <b>Sewer Fee:</b>       |     | <b>Ground Rent Yrs.:</b> |   | <b>Public Road:</b>      | Y     | <b>School Dist:</b> |                          |
| <b>Trash Fee:</b>       |     | <b>Flood Ins. Avail:</b> |   | <b>Lot Dim:</b>          | 90x96 | <b>City Limits:</b> | N                        |
| <b>HOA Fee:</b>         |     | <b>Blocks to Ocean:</b>  |   | <b>Lot Size - Acres:</b> | .2    | <b>Zoning</b>       | Agricultural/Residential |
| <b>Condo Fee:</b>       |     | <b>Historic Dist:</b>    | N | <b>Lot Size - Sqft:</b>  | 8640  |                     |                          |
| <b>Virtual Tour ID:</b> |     |                          |   |                          |       |                     |                          |

All room dimensions and other measurements are approximate. All information is deemed reliable but not guaranteed.

Prospective purchasers should verify the information to their own satisfaction. Information provided by the Sussex County Association of Realtors Multiple Listing Service.

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**Photo Gallery MLS# 548552A**



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