



## 45 Milford Rd, Brighton 14625

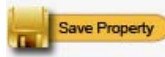


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### Calculate Your Mortgage

Principal and Interest:	<b>\$ 759</b>
Annual Taxes:	\$ 6,913
Monthly Payment:	<b>\$ 1,335</b>
List Price:	\$ 164,900
Down Payment:	\$
Loan Amount:	\$ 131,920
Interest Rate:	%
Loan Term:	30 Years

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**This calculation does not include other fees.  
 Please contact an agent for more information.**

#### Nothnagle's ClientPerks Program

Nothnagle Realtors provides a wide variety of client services to help in the home buying/selling process. For more information, you can contact us by calling 1-866-295-MOVE between 9:00 AM and 5:00 PM (Monday-Friday).

### Customer Service



**Garry Britton**  
 Office: 585.421.5123  
 Cell: 585.503.8062  
[Email Agent](#)  
[Text Message Agent](#)

### Description

Desireable Ranch/Cape Style Home in a Super Neighborhood! 3 Bedroom and Full Walkup Attic for Future Expansion. Great Eat in Kitchen with Modern Cabinets, Fireplaced Living Room, Landscaped Yard, And Enclosed Breezeway. Thermopane Windows and Central Air.

Want to hear more?  
 For an audio tour call 1-800-295-2797 and enter property code 26638.

### Features

Status:	Sale Pending
MLS #:	914733
List Price:	\$164,900
Located in:	<a href="#">Brighton</a> , Monroe County
About the Area:	<a href="#">Nearby Establishments</a>
School District:	<a href="#">Penfield CSD</a>
Type:	Single-Family
Rooms:	6
Bedrooms:	3
Bathrooms:	1 full, 1 half
Year Built:	1944
Taxes:	\$6,913
Acres:	Approximately 0.46 acres
Lot Size:	Approximately 200 x 100
Square Ft:	Approximately 1,308 sq ft
Style:	Cape - Cod Ranch
Rooms:	1st Floor Master Bedroom Enclosed Porch Foyer/Entry Hall
Interior Features:	Circuit Breakers - some Copper Plumbing - some Window Blinds - some
Floors:	Hardwood - some Wall to Wall Carpet - some
Attic:	Finished - some Full
Basement:	Full
Fireplace:	Wood Burning
Heat Source:	Gas
Heat System:	Central Air Forced Air
Construction:	Brick Wood
Exterior Features:	Cable Available Deck



	Garage Door Opener			
	Shed			
Sewer:	Sewer Connected			
Garage:	Attached			
Garage Spaces:	2 car			
Room Layout:		Bedrooms	Full Baths	Half Baths
	1st Floor	3	1	0
	2nd Floor	0	0	0

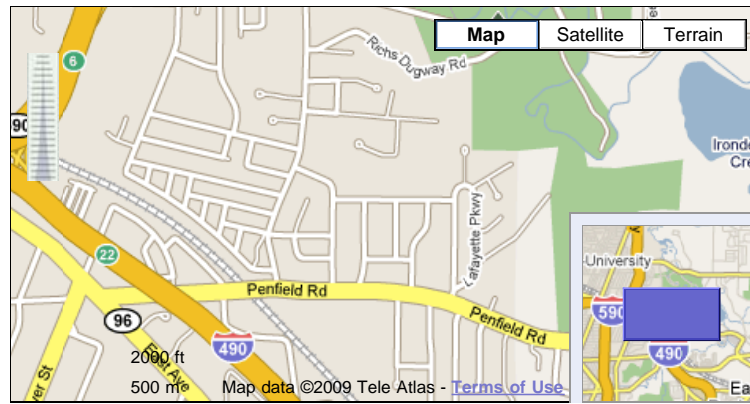
### Area Map

### Need Directions?

Just enter your address and zip code below, then click 'Get Directions'. We will provide you with detailed driving directions, complete with maps!

Address:

Zip Code:



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Single-Family  
\$164,900