



**Dial Realty Inc.**  
**16390 Route 8**  
**Union City, PA 16438**  
**(814) 438-3885**



**Property Listing Sheet for:**

**16315 Kalagayan Way**  
**Union City, PA 16438**



**Listing Price: \$139,000**

**DESCRIPTION:**

**Bi-Level**  
**Vinyl Sided**  
**Lot Size: 156.35' x 172' IRR**  
**Zoning: R-2 Residential**  
**Index#: 43-012-036.0-002.04**

**FEATURES:**

- ◇ Partially Finished Basement
- ◇ High Value Subdivision
- ◇ Minutes for Downtown
- ◇ 2 Car Garage
- ◇ Deck

**FIRST LEVEL:**

- **Kitchen**
- **Dining Room**
- **Living Room**
- **Sunroom**
- **Deck/Patio**

**SECOND LEVEL:**

- **3 Bedrooms**
- **Full Bath**

**BASEMENT:**

- **Family Room**
- **1/2 Bath**
- **Laundry Area**

**UTILITIES:** Gas Forced Air Hi Efficiency Furnace, Gas 40 Gallon Hot Water Tank, Sump Pump, Water Conditioner, 100 AMP 220V Electric Service, Private Well, 1000 Gallon Septic & Drainage

**AMENITIES:** Hardwood, Carpeting & Ceramic Tile Flooring, Refrigerator, Dishwasher, Range/Oven, Window Treatments & Hardware, Screens, Insulated Glass Windows, Landscaping, Garage Door Openers

**REAL ESTATE TAXES:**

\$1,785.00

**POSSESSION:**

30 Days after Closing

This information deemed reliable  
but not guaranteed

