


David Hartman
Hartman Real Estate
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606 Washington St, Hermann 65041
\$475,000



The Bloom House and Bloom Suite is located within walking distance to beautiful Historic Downtown Hermann. It is one of Hermann's premier Guest House experiences. A splendid, fully restored historic brick Cape Cod style home with a newly built in 2023 open concept one bedroom suite attached to the rear of the home with off street parking. Zoned R2 with grandfathered use as a guesthouse vacation rental for a great business opportunity. Everything is included with this sale, interior and exterior, to make it a truly turnkey property! Future bookings will be transferred to new owner at closing. Guests love their stays here along with all the character & attention to detail it exudes from the wood floors, historic millwork, spacious rooms, 9' ceilings, a grand staircase with beautiful wood banister & back patio. The Bloom House boasts 3 big bedrooms, 2 full baths with an equipped kitchen & living area! The Bloom Suite offers a bed, mini kitchen and a full bath! GREAT LOCATION! A MUST SEE!

MLS#:	24009348	Status:	ACT	Beds:	4	Taxes Pd:	\$1,874
County:	Gasconade			Baths:	3 (3 0)	Age:	138
Area:	Hermann R-1G			# Rms:	7	Year Built:	1886
Muni/Twp:	Hermann			# Fp:	0	TI Liv Ar:	1,930
Type:	Residential			#Grg:	0	Sqft Above:	1,930
Style:	1.5 Story/Other			#Crp:	0	Sqft Below:	
SubDiv:	N/A					Pr/Sqft:	\$246.11
Elem Schl:	Hermann Elem.			Lot Sz:	0		
J High:	Hermann Middle			Lot Dim:	66x120		
S High:	Hermann High			Schl Dst:	Gasconade Co. R-1		
Parking:	Additional Parking, Off Street						
Base Dsc:	Full, Stone/Rock, Unfinished, Walk-Up						
Lot Dsc:	Partial Fencing						
Directions:	From MO River Bridge go South on Hwy 19/Market Street to right on West 6th Street then left on Washington Street to property on the right. No sign.						

	Presented By: David Hartman Phone: 314-609-8889	Hartman Real Estate
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