

550 2750ft2 (,,,,,,5 USD)



Location **Kentucky**  
<https://www.genclassifieds.com/x-625563-z>

Downtown Cincinnati Living with Newport Historic District Charm!

Hi, my name is Max and I have a bedroom that will be available in my Brownstone located in the Mansion Hill historic district of Newport, KY. The room is on the second floor. It is 17x11 and has a stylish built in bookshelf, a closet, 2 windows, and wall to wall carpet.

All bedrooms in the house have keyed entry for security and privacy. A bed, dresser, TV and other random furniture could potentially be available if needed. Use of the washer and dryer, Heat, Water, Internet, DIRECTV, Olympic free weights, treadmill, Nautilus Machine, and other workout equipment in the basement is included for FREE! The common areas in the house including the living room, kitchen, and bathrooms will be cleaned regularly by a professional housekeeper.

The House is 3 blocks to Newport on the Levee- <http://www.newportonthelevee.com/> which along with great shopping, has a movie theatre, comedy club, aquarium, fine dining, excellent night life and more! The house is less than 5 minutes to downtown Cincinnati, and convenient to all the major highways and area schools. You will have access to the large kitchen, living room, dining room, and 2 full bathrooms. You will be sharing the house with 4 other roommates, but with 2750 sq. ft., there is definitely room to spare and there is flexibility for use of space. Whether you plan on staying a month or indefinitely, this would be a month to month agreement. Upon moving out, I will require 30 day notice in writing. The agreement will specify that a 30 day notice for any month is from the 1st to the 30th of the following

month. I will not pro-rate for the final month. Initially, you will be responsible for the first month's rent and a deposit to that same amount.

I have been in Cincinnati for over 20 years. I am married 15 years ago. My wife and I bought this house in 2008. We had the house advertised for several months and even though I was excited to have a place for my wife and I to have to ourselves, I was sad to leave Newport house. I have made friends for life in the four years I lived at 48 Washington, and without exception, everyone else who has lived in the house agrees that it's a great experience. Everyone in the house has a good balance between work and fun...usually laid back during the week, but know how to have fun, especially on the weekends. As for the current roommates, Kevin, 25 male, Austin 26 male, David, 27 male, and Melinda 24 female are all very cool and easy to get along with. They have occasional parties, and everyone has a lot of fun in the house, but with busy schedules and spacious layout it's easy



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to find privacy and quiet if needed.

Sorry, although I'm an animal lover, due to the dynamic of the house, no pets are allowed.  
Do you have what it takes to live at 421 Washington?? Both male and female applicants are welcome.

For immediate serious consideration please fill out my online rental application by copy and pasting link below.

[https://docs.google.com/forms/d/193VOANpHRzyahUMFWtMy79t3gGshC8iPUGf49Xi\\_CO8/viewform](https://docs.google.com/forms/d/193VOANpHRzyahUMFWtMy79t3gGshC8iPUGf49Xi_CO8/viewform)

You can also email me through this ad or call me and we can talk more about the details.!