

# WAYNEHANSEN

REAL ESTATE

4216 Main St. Elk Horn, Iowa 51531  
112 W Washington St. Exira, IA 50076

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**206 N Fairview St. Exira, IA 50076**

**List Price- \$129,000**

**Taxes- \$1,318**

**Year Built- 1947**

**Square Feet- 1,272 main floor**

**Lot Size- .22 acres/ 58' x 165'**

**School District- Exira-EHK**

**County- Audubon**

**Exterior- Stucco & Vinyl**

**Roof- Asphalt**

**Garage- Detached 1-car**

**Bedrooms- 3**

**Baths- 1.5**

**Furnace- Forced Air (Lennox Pulse)**

**AC- Central Air**



**Basement- 936 sq ft, unfinished**

**Avg. Utilities- \$163/mo (gas/elec)**

**Water & Sewer- City**

**Out Buildings- None**

**Appliances- New black refrigerator, stove, microwave and dishwasher; washer and dryer**

Lovely 3 bedroom that's move-in ready on the beautiful tree-lined Fairview Street! Recently remodeled, featuring a modern kitchen with butcher block counters and new appliances. Updated plumbing, wiring and electrical panel installed. Upgraded outlets with USB ports in kitchen and living room. Both bathrooms now have new vanities with modern fixtures and flooring. The master bedroom has its own half bath and den/office area separating it from the rest of the house. The basement is large and could easily be finished off. It currently serves as the laundry room and large storage space. Large backyard has a gorgeous, producing apple tree and plenty of room for playing or entertaining. Additional amenities- electricity to the garage, newer 50 gallon water heater and whole house water filtration system, fiber internet will be available in 2022, and wifi thermostat allows you to control the temperature from the convenience of your cell phone and greatly reduce utility bills. Contact Abby at 712-249-1311 for more details!

*Information is believed accurate, but not guaranteed by real estate company.*

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