

WAYNEHANSEN

REAL ESTATE

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

Wayne Hansen: (712) 249-1785
Kathi Kilworth: (712) 249-5233
Abby Rasmussen: (712) 249-1311
Office: (712) 764-7653
Fax: (712) 764-7654

2122 Park St. Elk Horn, IA 51531

List Price: **Reduced to \$88,000**

Taxes: **\$1,770**

Year Built: **1982**

Square Feet: **1,560**

Lot Size: **9,300 square feet**

School District: **Exira-EHK**

County: **Shelby**

Exterior: **Hardi-Board**

Roof: **Metal**

Garage: **Attached 1-car**

Bedrooms: **2**

Baths: **2 Full**

Furnace: **Forced Air, Natural Gas**

AC: **Central Air**



Basement: **Crawlspace**

Avg. Utilities: **\$96, Gas & Electric**

Water & Sewer: **City**

Out Buildings: **Storage Shed**

Appliances: **Oven/Range,**

Refrigerator, Dishwasher, Garbage Disposal, Washer and Dryer

Welcome home and enjoy this open concept ranch with the countryside out your back door. Kitchen is equipped with all of the conveniences you need and all appliances will stay. No steps to do your laundry and there is storage everywhere you turn! Master bedroom has room for all of your furniture and of course a master ensuite. Another guest bedroom is conveniently located beside the second guest full bath. The dining area will host as many guests as you choose and is open to the kitchen and living room for a great flow. You'll love your flat backyard with country views from your patio off the master suite or the deck off the living room. There are many lovely perennials already established that will be enjoyed again in the spring and summer months. Call Kathi at 712-249-5233 to set up your tour today!

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