

WAYNEHANSEN

REAL ESTATE

4216 Main Street, Elk Horn, IA 51531
Office: (712) 764-7653 Fax: (712) 764-7654
Wayne Hansen: (712) 249-1785
Kathi Kilworth: (712) 249-5233
Abby Rasmussen: (712) 249-1311

Address: **2674 Robin Ave.**
Exira, Iowa 50076

List Price: **\$120,000**

Taxes: **\$772**

Year Built: **1920**

Square Feet: **1,414**

Lot Size: **2.51 acres**

School District: **Exira-EHK**

Exterior: **Wood lap**

Roof: **Steel**

Garage: **2 detached garages**

Bedrooms: **3-4**

Baths: **1 1/2**

Basement: **Full, unfinished**

Furnace: **Forced Air, New in 2017**

AC: **Central Air and Window unit**



Avg. Utilities: **\$90, Guthrie REC**

Water: **Well**

Sewer: **Septic, New in 2014**

Out Buildings: **Morten building,
45' x 70' with office area**

Appliances: **Kitchen appliances
negotiable, washer and dryer
included**

Property Information: If you've been waiting for a quiet, peaceful acreage with room to spread out on then look no further! This 2.5 acre, 3-4 bedroom farmhouse has Main floor laundry, both bathrooms remodeled, a new furnace and water heater, extra insulation has been added, lots of updated electrical and plumbing, almost all windows have been replaced, newer septic and more. It also features beautiful, original kitchen cabinets, an upper and lower Redwood deck, great workshop area in the basement, swingset/tree house and 45' x 70' Morton building with concrete and office area. Call Abby today to set up an appointment at 712-249-1311.

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