

# WAYNEHANSEN

REAL ESTATE

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

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**204 W Harrison St. Exira, IA 50076**

**List Price: \$65,000**

**Taxes: \$1,165**

**Year Built: 1956**

**Square Feet: 1,104**

**Lot Size: 80' x 82.5' (.15 acres)**

**School District: Exira-EHK**

**County: Audubon**

**Exterior: Vinyl Siding**

**Roof: Asphalt**

**Garage: Attached 1-car**

**Bedrooms: 2**

**Baths: 1.75**

**Furnace: Forced Air (Lennox)**

**AC: Central Air**



**Basement: Full, Partially Finished**

**Avg. Utilities: \$82/mo.**

**Water & Sewer: City**

**Out Buildings: Small Shed**

**Appliances: Dishwasher (not hooked up), Refrigerator, Cook Top, Wall Oven**

**Solid house with a lot to offer! It's got a great layout with an entryway just off of the living room. The kitchen is nice and open and has newer laminate countertops. The two bedrooms and hallway have thin strip Oak flooring under the carpet. The basement has a wide open family/rec room area and the other side features a 3/4 bath, HVAC area with updated furnace and a small kitchenette. It has a smaller yard which means more time for relaxing. Call Abby at 712-249-1311 to set up your private tour.**