

# RYERSON REALTY LLC

2761 Country Lane Circle  
 Eagle Grove, IA 50533-0877  
**Phone 515-448-3079**  
 Fax 515-448-5028  
 ryerson@goldfielddaccess.net  
 www.ryersonauctionrealtyltd.com



**Deborah D Vance, Broker**  
 515-689-3715

**Michael Ryerson, Sales**  
 515-689-3728

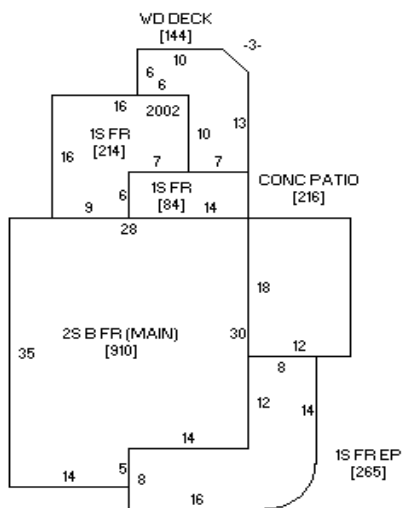
**Lisa Foust, Sales**  
 515-851-1843

**Property Location:** 600 E Broadway Eagle Grove  
**Legal Description:** Lot 6 W 10' of 5Blk 47 Cadwell 2nd  
**Price:** \$84,900  
**Approximate Age:** 1900  
**Style:** 2 Story  
**Bedrooms:** 4  
**Siding:** Steel  
**Roof Age:** Unknown  
**Lot Size:** 60' X 140'  
**House Sq Ft:** 2,118  
**Garage:** 2 Car Detached  
**Living Room Flooring:** Carpet  
**Bathrooms:** 2  
**Main:** Jacuzzi & Shower  
**Basement:** 3/4  
**Furnace:** Pulse  
**Central Air:** Yes  
**24 Mo. Ave. Gas/Elec:** \$173  
**Terms of Sale/Possession:** Cash/Upon Final Settlement

**Kitchen Details:**

**Cabinets:** Birch  
**Frig:** Yes  
**Stove:** Electric - Yes  
**Dishwasher:** Yes  
**Garbage Disposal:** Yes  
**Dining Space:** Yes  
**Flooring:** Tile  
**Dining Room:** Yes - Carpet  
**Laundry Location:** Main  
**Washer/Dryer:** Yes - Electric  
**Water Heater:** Gas  
**Elec. Panel:** Breakers - 200 Amp  
**Net Taxes:** \$1,766 2019/2020  
**Sump Pump:** Yes

**Recent master bath on rear of home**



The following information, although believed to be accurate, is not guaranteed to be so. Buyer should do his own inspections.  
 We assume no liability. The measurements are estimates only.  
 This info is subject to change without notice. The seller does not warrant appliances past day of listing.  
 The greatest compliment we can receive is a personal referral, please tell your friends about us.