

# RYERSON REALTY LLC

2761 Country Lane Circle  
Eagle Grove, IA 50533-0877

Phone 515-448-3079

Fax 515-448-5028

ryerson@goldfieldaccess.net

[www.ryersonauctionrealtyltd.com](http://www.ryersonauctionrealtyltd.com)



**Deborah D Vance, Broker**

515-689-3715

**Michael Ryerson, Sales**

515-689-3728

**Lisa Foust, Sales**

515-851-1843

**Property Location:** 515 NE 1st Eagle Grove, IA 50533  
**Legal Description:** Lots 5 & 6 Block 38 Cad 1st -See abstract for complete legal.  
**Price:** \$64,900  
**Approximate Age:** 1878  
**Style:**

**Bedrooms:** 3  
**Siding:** vinyl  
**Roof Age:** older  
**Lot Size:** 140X94  
**House Sq Ft:** 1,214  
**Garage:** 1 car att/336 sq ft  
**Porch:** enc frt 123 sq ft  
**School:** Eagle Grove Comm Schools

**Kitchen Details:** Farm House style  
**Cabinets:** Painted/Gray  
**Frig:** No-Gas  
**Stove:** Yes Gas: X  
**Dishwasher:** No  
**Dining Space:** yes  
**Flooring:** vinyl

**Living Room Flooring:** Carpet/new  
**Bathrooms:** 1/2 main  
**Up:** Full up  
**Basement:** Full/unfinished  
**Furnace:** Forced air  
**Central Air:** no  
**24 Mo. Ave. Gas/Elec:** \$157.00  
**Terms of Sale/Possession:** Cash/Upon Final Settlement

**Dining Room:** Carpet/new  
**Laundry Location:** Basement Elec: X  
**Washer/Dryer:** No  
**Water Heater:** gas  
**Elec. Panel:** Breakers & fuses

Net Taxes: 2018-19 \$756.00

**Check out this move in ready family home, tastefully painted & new flooring for a young family.  
Large corner lot for kids to play & enclosed front porch for relaxing.**

The following information, although believed to be accurate, is not guaranteed to be so.

Buyer should do his own inspections to be sure.

The greatest compliment we can receive is a personal referral, please tell your friends about us