

# RYERSON REALTY LLC

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**Property Location:** 722 NW 3rd St Eagle Grove  
**Legal Description:** E 45' pf W 95' Lot 2  
**Price:** \$65,000  
**Approximate Age:** 1940  
**Style:** 1 Story Frame

**Bedrooms:** 3  
**Siding:** Vinyl  
**Roof Age:** 2002  
**Lot Size:** 45' X 129'  
**House Sq Ft:** 1248  
**Garage:** None

**Living Room Flooring:** Carpet  
**Bathrooms:** 2  
**Main:** 1 full & 1 3/4 w tub  
**Basement:** Full  
**Furnace:** Forced Air  
**Central Air:** Yes  
**24 Mo. Ave. Gas/Elec:** \$141  
**Terms of Sale:** Cash  
**Posession:** Upon Final Settlement

**Kitchen Details:**  
**Cabinets:** Oak  
**Frig:** No  
**Stove:** Yes  
**Gas:** X **Elec:**  
**Dishwahser:** Yes  
**Garbage Disposal:** Yes  
**Dining Space:** Yes  
**Flooring:** Kitchen Laminate 2017

**Dining Room:** Yes  
**Laundry Location:** Main  
**Washer/Dryer:** No/Electric  
**Water Heater:** Gas  
**Elec. Panel:** Fuses  
**Sump Pump:** Yes  
**Water Softner:** No  
  
**Deck:** Front & Rear  
**Net Taxes:** \$1,042 2017/2018

Shed does not stay. Windows new in 2002. Gutters new in 2014

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

Buyer should do his own inspections to be sure.

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