

# Ryerson REALTY LLC

2761 Country Lane Circle Eagle Grove, IA 50533-8722

Phone 515-448-3079

Fax 515-448-5028

[ryerson@goldfieldaccess.net](mailto:ryerson@goldfieldaccess.net)

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

Deborah D. Vance Broker

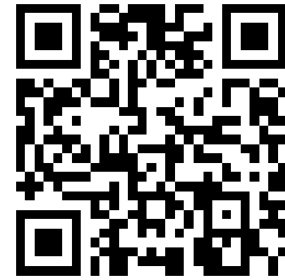
Lisa M. Foust

Michael Ryerson, Sales

Cell 515-689-3715

515-851-1843

Cell 515-689-3728



**Property Location:** 319 N. Washington St, Goldfield, Iowa

**Legal Description:** Lot 8 & N 1/2 of Lot 7 Block 7 Liberty

**Price:** \$59,400.00

**Approx. age construction:** 1955

**Style:** 1 story frame

**# Bedrooms:** 3 oak floors

**Siding:** Wood

**Roof age:** 2016 new sheeting \$5,700.00

**Lot Size:** 105 x 132 Fenced

**House Sq. Ft.** 960

**Garage:** det. 14 x 24

**School:** Clarion/Goldfield

### Kitchen Details:

**Cabinets:** Oak cabinets

**Frig.:**No

**Stove:** Nego gas: X

**Dishwasher:** No

**Garbage disposal:** No

**Dining Space:** Yes

**Flooring:** Laminate

**Living room flooring:** Oak

### # Bathrooms:

**Main:** 1

**Basement:** yes, full

**Furnace:** FHA gas

**Central Air:** no

**24 Mon. Ave. Gas/Elec:** \$87.00

**Terms of sale:** Cash

**Possession:** Upon final settlement

### Laundry:

**Location:** renovated in main BR

**Elec.:** X Main Gas: Basement

**Washer/Dryer:** Do not stay

**Water heater:** 2009 Elec

**Elec Panel:** Fuse 60 AMP new mast 2016

**Net Taxes:** \$498.00 – 2016/2017

Vinyl replacement windows, great bay window in the living room. Renovated bedroom w/laundry in closet so it can be up or down. No curtains stay.



**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."