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Deborah D Vance, Broker

515-689-3715

Property Location: 8 W Brassfield Dr. Goldfield, IA 50542

Legal Description: Fountain City Add Lot 8 & Lot 9

Price: \$249,000

Approximate Age: 1996

Style: Ranch

Bedrooms: 3

Siding: Steel

Roof Age: New 2018 & gutters w/leaf guard 2018

Lot Size: Irregular lot. House .45A shop .67A

House Sq Ft: 1916 sq feet +

4 season: 10X17 elec ht Paver Patio: 30X15+

Garage: 36X25 att 36X24 det

Man cave: Office game room in garage

Living Room Flooring: carpet

Bathrooms: 3/4 w/tile glass shower_ceramic tile floor

Master bath: 4 pc.dbl vanity, Lg tub(nev used)tile shower.

Basement: 4' space

Furnace: Lenox Forced Air

Central Air: Central air

24 Mo. Ave. Gas/Elec: \$140.00

Terms of Sale/Possessor: **Cash/Upon Final Settlement March 15, 2021**

This home is up to date & in excellent condition. Open concept eat in kitchen w/ granite counters dining area w/2 sided fireplace to living room, 4 season room all glass overlooking the timber.

2 spacious BR's with 3/4 bath with tile floors & shower & beer glass counters. Master bedroom walk in closet, dual vanities, soaker tub & tile shower w/glass door. Att 2 car with a man cave htd/AC for office or poker night. Det 2 car+ shop. Relaxing paver patio w/beautiful view.

Michael Ryerson, Sales

515-689-3728

Lisa Foust, Sales

515-851-1843

Kitchen Details:

Cabinets: Oak/Lg pantry, counter garage

Counters: Granite

Stove: Elec SS yes **Micro/vent:** SS yes

Frig: SS yes

Dishwasher: SS yes

Garbage disposal: yes

Dining Space: yes/built in table w/solid surf counter

Flooring: wood laminate/oak look

Dining Room: yes/carpet

Laundry Location: Oak cabinets & counter

Utilites: In closet- water soft stays

Washer & dryer: yes/elec

Fire place: Gas remote thermostat

Water Heater: Gas

Elec. Panel: Breakers

Net Taxes: 2020-21 \$3,126.00



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

We assume no liability. The measurements are estimates only. Buyer should do his own inspections to be sure.

This info is subject to change without notice. The seller does not warrant appliances past day of listing.

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