

RYERSON REALTY LLC

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Property Location: 1471 255th St
School District: Eagle Grove
Legal Description: Parcels A/B SW NE
Price: \$324,900
Approximate Age: 1968
Style: Ranch

Bedrooms: 3
Siding: Cement board
Roof Age: 1997
Lot Size: 4.39 Acres
House Sq. Ft: 2,492
Garage: 2 Car Attached
Living Room Flooring: Carpet
Bathroom: 2 Main 1 Basement
Basement: Full

Furnace: FA 2017
Central Air: Yes 2017
12 Mo Av Gas/Electric:
Deck: Yes 2017

Seller reserving 2 peonia's in back
Pool taqble stays

Kitchen Details:

Cabinets: Pine
Frig: Yes
Stove: Yes - Electric
Dishwasher: Yes
Garbage Disposal: No
Dining Space: Yes
Flooring: Water Proof
Dining Room: Yes
Laundry Location: Main
Washer/Dryer: Yes - Electric
Water Softener: Yes Iron Filter
Elec. Panel: Breakers
Net Taxes: \$2,424 2022/2023
Terms of Sale/Possessi Cash/Upon Final Settlement

Propane Tank Owned

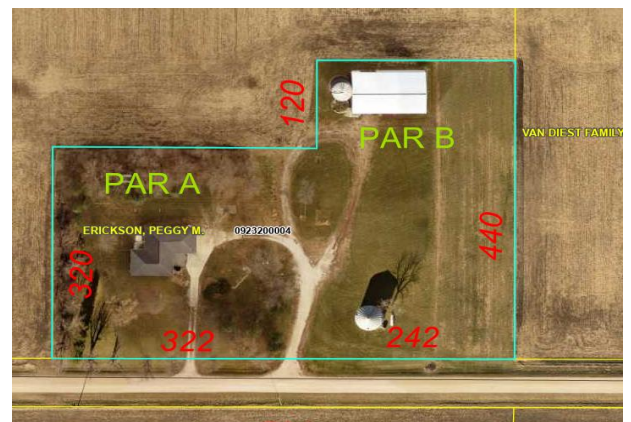
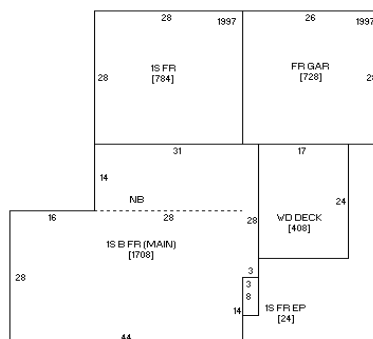
Machine Shed Reapir done by 8-15-23

Shed 54' x 90'

Spetic System is not up to current code

Small patio will need torn up

Grain Bin 1982



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.