

K KENT FARM MANAGEMENT & REAL ESTATE

CHARITON, IOWA

P. O. Box 675, 923 Braden Ave.
Chariton IA 50049
Phone: (641) 774-8676
Fax: (641) 774-0684
Website: www.kentfarmmgmt.net

Listing: #20171476
Property Address: 206 E. Woodlawn Ave., Chariton
Price: \$72,900.00
School District: Chariton Community School Dist.
Rooms: 7
Bedrooms: 3
Baths: 1 3/4
Type Property: Single family dwelling
Construction: Ranch style wood frame
Es. Sq. Ft.: 988 main level
Lot Size: 70'x165'
Taxes: \$1,804.00
Type Heating: Gas forced air
Air Conditioning: Central Air
Utilities: Alliant Energy
Water: City of Chariton
Sewer: City of Chariton
Garage: None
Patio: Yes
Basement: Full partially finished
Type of Foundation: Poured concrete
Year Built: 1972
Utility Room: In basement
Floor Covering: Carpet and vinyl
Type Roof: Asphalt shingle
Dining Room: Eat in kitchen
Family Room: In basement
Deck: No
Insulation: Not checked
Terms: Cash or conventional financing



Agent: Alan Umbenhower
To Show: Kent Farm Mgmt & Real Estate
Phone: 641-774-8676 or 641-203-0720
Email: alan@kentfarmmgmt.net
Owners: Shannon and Peggy Bullard

Remarks: Nice Ranch home with newer roof, gutters, high efficiency furnace/central air, hot water heater and windows. Nice fenced backyard with park close by for children. Sellers will allow a \$500.00 flooring allowance to buyer. Lower bath does need some work.

Items to Remain: All window treatments, ceiling fans, kitchen range, refrigerator, and stackable washer/dryer.

Items Reserved: All furniture.

Information is not warranted and subject to change without notice.