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### **Vivian L. Nuehring Trust, 104 E. Washington St., Farmersburg, IA 52047 \$37,500.00**

Check out this three bedroom home in Farmersburg. The home has vinyl siding, nice large lot, and detached garage. This will make a very nice home for someone willing and able to update the interior of the home. Priced to sell and to allow for the updates needed.

Size of Lot: 74' x 132'

Type of Home: 1 1/2 story frame

House square footage: 1,704 sq ft

Year home built: 1927

Type of siding: Vinyl

Type of roof: Asphalt

Windows: original

Type of Garage: 1 car detached (336 sq ft)

Foundation: Hollow tile block

Enclosed front porch: 240 sq ft

Type of Furnace: Weather King natural gas

Estimated Annual Heating Cost:

12 month avg: \$20.16 (house was vacant)

Type Water Heater: electric

Wiring/Electric Service: 100 amp breaker

Estimated Annual Electrical:

12 month avg: \$20.00 (house was vacant)

Water/Sewer: City

Air conditioning: window unit

School District: MFL MarMac Community Schools

Street/Road Surface: Paved

Driveway Surface: Concrete

Property Taxes-Gross: \$1,138.56

Property Taxes-Net: \$958.00

Assessed Valuation: \$46,034.00

Rooms/Approximate Size:

#### **1st Floor**

Dining room/Kitchen 16' x 14'

Livingroom: 15' x 14'

Bedroom: 14' x 15'

#### **2nd Floor**

Bedroom: 10' x 11'

Bedroom: 11' x 13'

Bedroom: 11' x 13'

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Information herein is believed to be accurate, but is not warranted. We assume no liability for errors.