



Lee Thoma
13285 185th Street
Elgin
Reduced to \$300,000

This is a turn-key opportunity for the equestrian enthusiast. Property is fenced, plus corral and riding arena. The home has a friendly floorplan with full unfinished basement.

STYLE	2 story	BEDROOMS	3; 1-1st floor & 2-2nd floor
BUILT IN	1986	BATH	2; 1 each floor
SQ. FT.	1,800	LAUNDRY	1st floor
TAXES	\$2,058/yr net	PATIO/PORCH	Rear porch; rear patio
LOT SIZE	11.43 acres	DECK	Wood deck - 140 sq. ft.
SCHOOL DIST.	Valley Community	DRIVEWAY	Gravel
ROOF TYPE	Asphalt	FIREPLACE	No
EXTERIOR	Steel	A/C	Central
INTERIOR WALLS	Plaster	HEAT	FHA/gas
SUMP PUMP	No	W. SOFTENER	Yes
LP TANK	Yes	W. HEATER	Gas
GARAGE	1 car attached	WATER	Well
BASEMENT	Full; concrete floor	SEWER	Septic tank - south of house

Items included: All appliances PLUS tractor & loader, pick-up, trailer, hay wagon, lawn mower, skid loader, riding lawn mower, generator, snow blower, hydraulic swing blade, 6 cats

Pole building - 28' x 50'
Small barn - 16' x 20 plus 12' x 12'
Machine shed - 26' x 42'

Northeast Iowa Appraisal and Real Estate
115 South Vine Street, West Union, IA 52175
563-422-3285

www.neiar.com

Leanne Cline - 563)920-3055

leanne@neiar.com



This information was obtained from sources deemed reliable but is not guaranteed by the listing broker.



Rear view from the deck



Miscellaneous barns



Machine shed



Kitchen



Large laundry room



Living area

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