



SOUTHWEST IOWA REAL ESTATE CO.

417 SOUTH PARK PLACE AUDUBON, IA 50025-1215

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-----LISTING INFORMATION-----

ADDRESS: 602 Davis Street
OWNER: Ryan & Rebecca Petersen
LEGAL: Lot 16 & W½ Lot 15 Blk 3 Harts Addition

PRICE: \$33,500
BEDROOMS: 2
BATHS: 1

LOT SIZE: (approx.) 60 x 150
SF MAIN FLOOR: (approx.) 824
SF UPPER FLOOR: (approx.) N/A
SF BASEMENT: (approx.) 824
YEAR BUILT: 1946 **YEAR BOUGHT:** 2007
TYPE CONSTRUCTION: Frame
SIDING: Slate
COLOR: White
ROOF: Metal
PATIO/DECK: Front deck
ENCLOSED PORCH: N/A
OPEN PORCH: N/A
GARAGE: 1-Car detached
DRIVE PAVED: Yes
STREET PAVED: Yes
FOUNDATION: Red block
TYPE BASEMENT: Full
HEAT: Forced air (Bryant)
FUEL: Natural Gas
AIR CONDITION: Not functioning
WATER HEATER: Gas
WATER: City
SEWER: City
ELECTRIC PANEL: Breakers

2018/2019
GROSS TAX: \$782 **NET TAX:** \$782
ASSESSED VALUATION: \$34,750
ZONING: Residential

SCHOOL DISTRICT: Audubon Community
AVERAGE UTILITIES: \$115
(Gas & Electric) (Last 24 months per Mid American)
POSSESSION DATE: 30 days

KITCHEN/DINING AREA: Yes
DISHWASHER: No
DISPOSAL: No
CABINETS: Wood

CURTAINS/BLINDS/DRAPES: Included
WASHER & DRYER LOCATION: Basement

INCLUDED: Stove, refrigerator, washing machine, dehumidifier

-----REMARKS-----

An affordable home that is perfect for an investment property or first home!
This 2-bed, 1-bath home has an eat-in kitchen and generous living room. Built-ins and arched doorways add character. Located in a quiet location on a corner lot.

The above information, although believed to be accurate, is not guaranteed to be so by Listing REALTOR. The house size, lot size, year built and other information are taken from public records and other available sources, these matters may be verified with the help of a home inspector or other expert. The taxes shown above may not reflect the actual taxes that will become payable after purchase. Homestead Credit may not apply to future taxes.