

Todd Realty
402-494-3075

Prepared for:
Buyer
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Prepared by:
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Address: **213 31st. Street W**
So. Sioux City, NE 68776

List Price: **\$84,500**
 Listing #: **0801643**

Style: **Bungalow**
 Ownership: **Single Family**

Status: **Active**
 MLS Area: **Nebraska**

Total Bdrms: **3**
 Total Baths: **2**

This is the same as new. Everything but the address is 3 years old or less, most is new. Permanent siding, vinyl windows, no maintenance living. Nice finished front porch.

Comments

Residence Information

Yr Built: **1920**
 Occupant: **Vacant**

Roof: **Shingle**
 Exterior: **Vinyl**
 Trim Type: **Mixed**

Above Grade **800**
 Main Sq. Ft.: **800**
 Below Grade **600**
 Total Sq. Ft.: **1400**

Fireplaces:
 Fireplace

Included:
 Not Included:

Basement: **Finished**
 Walk-Out: **No**

AC Type: **Central**
 Heat Type: **Forced Air**
 Water: **None**

Garage Type: **None**
 Garage Stalls:
 Garage SF:
 Driveway: **Concrete**

Avg. Utilities:
 Assc Fee:

Amenities

Main Floor Laundry
New Bath
Porch

Rooms

<u>Floor</u>	<u>Room</u>	<u>Size</u>	<u>Description</u>
Main Floor	Living	11x13	
Main Floor	Kitchen	12x12	ceramic tile floor, new cabinets
Main Floor	Full Bath	7x15	laundry in main bath, ceramic floor, new fixtures
Main Floor	Bedroom	10x10	walk in closet
Main Floor	Bedroom	12x12	
Basement	Family Room	12x24	carpeted & n sheetrocked
Basement	Full Bath	7x8	
Basement	Bedroom	9x11	Egress window,
Main Floor	Other	6x12	Finished front entry

Property Information

Acres:	.13	Total Taxes:	866
Lot Size:	5808	Tax	
Frontage Ft.:	44	Tax Year:	2007
Depth Ft.:	132	Assmts:	
Elem Sch:		Water Type:	City
Mdl/JH School:		Sewer Type:	City
Senior High	S Sioux City High	Fuel Type:	Natural Gas
Region:	So. Sioux City	Flood:	Not Required
S-T-R:	--	Zoning:	
Possession:	close	Plat:	
Terms:		Parcel:	220034583
Abstract Loc.:	Other	Latitude:	
Assessed	\$39,745	Longitude:	
Legal	Lot 14, Block 5, Second Railway Addition, South Sioux City, Ne		

Property Features