

# ALLEN

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## REAL ESTATE

MONONA 563-539-4136 STRAWBERRY POINT 563-933-4411 GUTTENBERG 563-252-1144

## COMPANY, LLC. 241 ARC LANE/BOX 311 MONONA, IA 52159

Property Address: 810 Acre Street, Guttenberg IA 52052

Legal Description: LOT 1 NOACK SUBDIVISION 17 92 2 Price: \$358,000

Owner: Timothy R & Courtney A Severson

Taxes: \$5,608/year

5-Bedrooms: 13x14 Master, 11x13 (Office), Upper 14x15 & 14x14, Lower 12x18 NC

4-Baths: 8x13 Master (3/4), 5x5 (1/2), 6x8 (Full) Up, 7x9 (3/4) Down

House Built: 2000

Kitchen-Dining Room: 13x31

Stories: 2 stories

Living Room: 13x23

House Size: 1,680SF Main, 840SF Upper

Family Room: 23x26 Down Stairs

Lot Size: 150/160x200/ 0.71 Acres/ 31,000SF

Laundry: Main Floor, 7x9

Heat: Force Air, Natural Gas

Appliances: Dishwasher, Microwave. Rest negotiable

Air Conditioning: Central AC

Flooring: Tile, Carpet, Laminate, Linoleum

Water Heater: Gas, New 8-4-2022

Basement: 1,680SF, Full, Finished

Roof: Asphalt Shingles, New 2018

Exterior: Vinyl Siding

Foundation: Concrete

Garage: 3-Stall, Attached, Finished, 26x36, 936SF

Remarks: You must check out this 5-bedroom, 4-bath home sitting on a large lot with breathtaking views. Featuring spacious bedrooms and large family area on the lower level create an ideal space for family gatherings and entertaining. The added bedroom and bathroom on the lower level can give that teenager or overnight guest the privacy they desire. The master bedroom is located on one side of the house for added privacy and includes an attached private bathroom with a walk-in closet. Close to the master bedroom you will conveniently find the laundry room with a mud sink. The oversized 3-car garage provides extra storage and workspace with the heater to warm it up when needed. Some recent updates include new deck boards in 2024, some new carpet on the steps going upstairs, large water heater in 2022, new patio doors a few years ago along with the newer shingles making this house ready to move into with added peace of mind for the new owner. You must see this river town home before it gets SOLD! Call today for your private showing 563-539-4136!



The following information, although believed to be accurate, is not guaranteed or warranted by the listing office.