

**ALLEN  
REAL ESTATE  
COMPANY, LLC** \_\_\_\_\_

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Strawberry Point 563-933-4411  
Monona 563-539-4136 Guttenberg 563-252-1144  
241 arc lane/box 311 Monona, IA 52159**

**Property Address: 3346 C. Avenue, Lamont, IA 50650**

**MLS# 20252894**

**Legal Description: PARCEL "E" IN PARCEL "C" NW SW PER SUR BK 2022 PG 2156 Parcel ID #20-23-300-006**

**Owner: Andrew C. Otdoerfer**

**Price: \$275,000**

**Bedrooms: (5) 15x10, 13x11, 13x12,  
12x12, 10x12**

**House Built: 1920**

**Baths: (1) Main story framed only  
(3/4) 2<sup>nd</sup> story**

**House Size: 1,920 sq. ft.**

**Living Room: 14x13**

**Lot Size: 4.69 Acres 204,296 Sq. ft.**

**Dining Room: 16x12**

**Heat: Forced Air LP**

**Kitchen: 15x11**

**Air Conditioning: None**

**Laundry: Basement**

**Water Heater: Electric**

**Flooring: Wood**

**Fireplace: None**

**Appliances: Negotiable**

**Stories: 2**

**Foundation: Poured & Block**

**Exterior: Slate**

**Basement: Full un-finished**

**Garage: 1 stall Detached**

**Roof: Metal**

**Gross Taxes: \$734/yr.**

**Remarks:** ACREAGE ALERT: 4.69 acres located along a hard surfaced road a half mile South of Starmont School with panoramic views of the surrounding area with a circa 1920's four square spacious 5 bedroom home with many recent interior updates including a new 2nd story bathroom, new vinyl replacement windows, and the original wood floors. The home still has the charm and character of the past which include the original ice box, original wainscoting kitchen cupboards, oak colonnades with book shelves & built in writing desk, and the original china cabinet in the dining room. The 36'x100' barn is partially converted into an auto repair shop which includes a hoist, air compressor, 220volt hook up, and a 12'X13' overhead door. The 40'x48'x14' machine shed has a concrete floor that is stubbed for in floor heat. It features a heavy duty electric service panel and 2 large doors. The property has a SimpliSafe security system in place for your peace of mind.



The following information, although believed to be accurate, is no guaranteed or warranted by the listing office.