

# 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: 397 Williams Creek Road, Postville IA 52162

Legal Description: LOT 1 NW NE

Price: \$290,000

Owner: Normand L & Robin Racicot

Taxes: \$2,178/year

3-Bedrooms: 12x17/ Up 12x15, 11'6x12

House Built: 1898

3-Baths: 8x9'6 (3/4)/ Up 10x11 (3/4)/ Basement (1/2)

Stories: 2 Stories

Kitchen: 13x14

House Size: 1,269 SF Main/ 784 SF Upper

Dining Room: 13x13

Lot Size: 18.95 Acres/ 825,462 SF

Living Room: 13x26

Heat: Hot Water Boiler, LP Gas

Laundry: Kitchen

Air Conditioning: Wall units

Appliances: Dishwasher, The rest negotiable

Water Heater: Electric

Flooring: Carpet, Linoleum

Roof: New Atlas Storm Master LM, Impact 4, 2018

2-Fireplace: Electric in Master and Upstairs

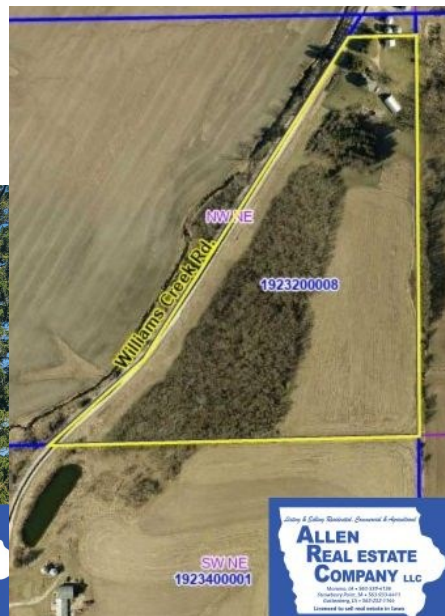
Exterior: Vinyl Siding

Basement: Partial, Unfinished

Foundation: Limestone

Garage: 1 Stall attached, 9x21/ Quonset 32x50

Remarks: Just outside of Postville you will find this rare acreage with a little bit of everything! The house has had many updates like newer roof and windows! Main floor has a bedroom, bathroom and laundry! Upstairs you will find 2 more bedrooms and bathroom. Attached 1 stall garage with a Quonset for extra parking or work shop! There is even a separate building that is the perfect art studio with room underneath for smaller animals or chickens. There is 6 Acres m/l of tillable ground and 6.5 Acres m/l of timber for that avid hunter! Hurry, 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.