

**ALLEN**  
**REAL ESTATE**  
**COMPANY, LLC.**

**WEBSITE [WWW.ALLENREALESTATECO.COM](http://WWW.ALLENREALESTATECO.COM)**

**OFFICE 563-539-4136 FAX 563-539-4137**

**241 ARC LANE/BOX 311 MONONA, IA 52159**

**Property Address:** 205 Truman St, Luana IA 52156

**Price:** \$118,500

**Legal Description:** LOT 14 & E 10' OF LOT 13 BLK 2

**Taxes:** \$1,226/yr.

**Owner:** Abbie A Bear

**House Built:** 1956

**2-Bedrooms:** 11 X 12, 10 X 11-main

**Stories:** Ranch

**1-Baths:** full 7 X 8

**House Size:** 875 sq. ft.

**Living Room:** 13 X 20

**Lot Size:** 60 X 140, 0.19 acres, 8,400 sq. ft.

**Laundry:** Basement

**Heat:** Forced Air/Natural Gas, Blackhills Energy

**Kitchen:** 10 X 15

**Air Conditioning:** Central Air

**Flooring:** Vinyl, linoleum

**Water Heater:** Natural Gas, Blackhills Energy

**Appliances:** All negotiable

**Roof:** Asphalt-house, rubber-garage

**Basement:** Full, Unfinished

**Exterior:** Vinyl siding-2018

**Foundation:** Cement Bock

**Garage:** 1 stall attached, 13 X 21

**Basement:** Full unfinished

**Remarks:** You need to check out this 2 bedroom ranch home in Luana. With added insulation in the attic and sidewalls vinyl siding and laminated asphalt shingles, the exterior of this home should be maintenance free for years to come. Luana is a town that offers country views but the convenience of city amenities. Nice back yard with plenty of space for entertaining and also room for that garden you have always wanted. Why rent when you could purchase this home, give us a call today and let us make homeownership a reality 563-539-4136.



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