

# 501 Adams Street, Tracy



**Listing Price:** \$135,900      **MLS #:** 27593  
**Ground Floor Area:** 1,503 square feet  
**Parcel #:** 31-108021-0  
**Legal Description:** E 90' of Lots 1, 2 & 3 and the E 90' of the N 1/2 of Lot 4, Block 4, Cowles & Davis Addition to the City of Tracy, Lyon County, Minnesota  
**Taxes:** \$2,088.00      **Asmts:** \$124.84 (inc)  
**Lot Size:** 90' x 175'  
**Age:** 1969  
**Construction:** Frame  
**Siding:** Vinyl siding, 2005  
**Roof:** Gable – Asphalt, 2005  
**Condition:** Excellent  
**Basement:** Full, nearly fully finished  
**Garage:** Plus-sized double attached garage, 35' x 26'  
**Windows:** Casement, 2005  
**Driveway:** Concrete  
**Heating/Cooling:** Natural gas forced air heat (2005), central AC (2005)  
**Fireplace:** Gas burner in basement family room  
**Laundry Area:** In basement  
**Deck/Patio/Fence:** Large back deck & front steps both made with TimberTek decking material

**Ceiling Insulation:** Added to in 2005  
**Wall Insulation:** Unknown  
**Floor Covering:** Carpets, ceramic tile & vinyl

<u>Main Level</u>			
<b>Kitchen/Dining</b>	<b>25' x 24'</b>	<b>M. Bedroom</b>	<b>12'x15.5'</b>
<b>Full Bathroom</b>	<b>7.5' x 9'</b>	<b>M. Bathroom</b>	<b>7.5'x10'</b>
<b>Bedroom</b>	<b>12.5' x 14'</b>	<b>Office</b>	<b>13' x 10'</b>
<u>Basement</u>			
<b>Family Room</b>	<b>20' x 20'</b>	<b>Bedroom</b>	<b>12' x 16'</b>
<b>Full Bathroom</b>	<b>6' x 12'</b>	<b>Bedroom</b>	<b>12' x 14'</b>
<b>Utility Area</b>	<b>9' x 28'</b>		

**Additional Information:** 100 Amp Breaker Elec. Service, The water heater uses natural gas, Master Bedroom has a walk-in closet, Much of the house including the kitchen was remodeled in 2002

**Inclusions:** Dishwasher, Microwave, All Window Treatments, Ceiling fans, Garage door openers, Sump pump, Water softener (owned)  
**Stove & Refrigerator** are both negotiable

## KNAKMUHS REAL ESTATE

245 Morgan Street, Tracy, MN  
 Telephone #: 507-629-4618

[www.knakmuhsagency.com](http://www.knakmuhsagency.com)

Information deemed reliable but not guaranteed



View of back deck