

750 North 3rd Street, Tracy



Listing Price: \$79,900 **\$74,900** **MLS #:** 31275

Ground Floor Area: 1,024 square feet

Parcel #: 31-128010-0

Legal Description: Lot 10, Block 1, Casselman's Addition to the City of Tracy, Lyon County, Minnesota

Taxes: \$1,728.00 (2011, NH) **Asmts:** \$45.00 (inc)

Lot Size: 60' x 127'

Age: Built around 1900

Construction: Frame

Siding: Vinyl siding

Roof: Gable – Asphalt, 12-14 years old

Condition: Good

Basement: Full

Garage: 1-Car attached garage with opener

Windows: Casement & double hung

Driveway: Concrete approach

Heating/Cooling: Natural gas hot water heat & window AC

Fireplace: Wood burning fire place in dining room

Laundry Area: In basement

Deck/Patio/Fence: Backyard patio new in 2007

Ceiling Insulation: Batting insulation in rafters

Wall Insulation: Unknown

Floor Covering: Carpets, hardwoods & vinyl

Main Level

Living Room	11.5' x 29.5'	Bonus Room	9.5' x 14'
Dining Room	11' x 15'	Front Porch	4.5' x 10'
Kitchen	13.5' x 12'	Half Bath	3.5' x 3.5'
Sunroom	12' x 13.5'		

2nd Story

Bedroom	10.5' x 12'	Bedroom	11.5' x 14.5'
Bedroom	9.5' x 15.5'	Bedroom	11' x 12'
Full Bathroom	6' x 8'		

Additional Information: 100 Amp Breaker Elec. Service, Water heater uses electricity; On a dead-end street so limited car traffic

Inclusions: All Window Treatments, Stove, Refrigerator, New Dishwasher, Garbage Disposal, Sump Pump

KNAKMUHS REAL ESTATE

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www.knakmuhsagency.com

Information deemed reliable but not guaranteed



Backyard Patio