

235 Elm Street, Tracy



Listing Price: \$65,000 **MLS #:** 5574536
Ground Floor Area: 1,287 sq ft (county assessor info)
Parcel #: 31-136004-0
Legal Description: Lots 8 & 9, Block 4, W.O. Lichty's 3rd Addition, City of Tracy, Lyon County, MN
Taxes: \$974.00 (H, 2020) **Assessments:** \$65.00 (inc)
Lot Size: 67.5' x 142.8'
Age: 1955 **Construction:** Frame
Siding: Wood **Roof:** Gable – Asphalt (approx 2005)
Condition: Normal
Basement: Full, unfinished
Garage: Single-car attached
Windows: Double hung
Driveway: Concrete
Heating/Cooling: Natural gas boiler, window AC
Laundry Area: In bedroom 3 on main floor, also has hookups in the basement
Deck/Patio/Fence: Back patio
Ceiling Insulation: Unknown
Wall Insulation: Unknown
Floor Covering: Carpet & vinyl



View of back of house

Main Level

Kitchen	10'6" x 15'4"	Dining	8'1" x 12'5"
Living Room	19.5' x 13.5'	Bedrm 2	10'3" x 15'7"
Bedroom 1	12'3" x 10'1"	Bedrm 3	10'8" x 12'5"

Basement

Unfinished, has laundry hookups and a ¾ bathroom

Additional Information: Great location with the backyard right up against the park surrounding the Tracy Aquatic Center, 2 basement walls are reinforced with wall-straightening anchors

Inclusions: All appliances are negotiable

KNAKMUHS REAL ESTATE

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Information deemed reliable but not guaranteed

