

**\$305,000.00**

909 9TH AVE SW  
PIPESTONE, MN 56164

5 BEDROOMS  
3 BATHROOMS  
1,969 SQ. FT.

AGENT: GAVIN T. WINTER



## PROPERTY DESCRIPTION

NEW LISTING: This spacious home features a great open floor plan! Kitchen features a convenient center island & dining area, open to beautiful living room with hard wood floors and gas fireplace. Tray ceiling and recessed lighting accent the master suite with separate master bath, tiled tub/shower, and walk in closet. 2 other main floor bedrooms with guest bath. Basement has approximately 1900 finished sq feet featuring a huge carpeted family room with 2 egress windows, 2 more bedrooms, store room, 2 large closets, utility room, and full bath. Heated/insulated triple garage, sprinkler system, stamped concrete patio, storage shed, and fenced in backyard. Great location close to grocery stores and schools.

<b>Style:</b>	Single Family
<b>Year Built:</b>	2008
<b>Sq. Feet:</b>	1,969
<b># Stories:</b>	1
<b>Lot Size:</b>	.3 AC
<b>Bedrooms:</b>	5
<b>Bathrooms:</b>	3
<b>Laundry:</b>	Main Floor
<b>Basement:</b>	Full Poured Dry Finished Tiled, Radon mitigation system installed
<b>Garage:</b>	Attached 3 Stalls with Garage Door Openers Heated, insulated, floor drain
<b>Roof:</b>	asphalt
<b>Siding:</b>	stucco and vinyl
<b>Windows:</b>	casement
<b>Insulation:</b>	Original
<b>Electrical:</b>	200 Amps Breakers
<b>Plumbing:</b>	Mixed
<b>Heating:</b>	Natural Gas Energy Star steam boiler/hotwater,
<b>Cooling:</b>	Central air exchange unit

<b>Living Room:</b>	26' 5" x 18' 8" Beautiful wood floors, recessed lighting, gas fireplace
<b>Family Room:</b>	37' 9" x 25' 9" Carpeted with 2 egress windows, 2 large closets,
<b>Dining Room:</b>	24' 3" x 14' 1" Dining combined with kitchen, tile floors, patio doors to backyard stamped patio
<b>Kitchen:</b>	24' 3" x 14' 1" Center island with sink combined with dining area- Open to living room.
<b>Master Bedroom:</b>	13' 9" x 15' 8" Carpeted, tray ceiling, ceiling fan with master bath
<b>Bedroom 2:</b>	11' 1" x 10' 3" Main floor (W) used as office, closet
<b>Bedroom 3:</b>	11' 7" x 11' 8" Main floor (E) carpet
<b>Bedroom 4:</b>	15' 8" x 11' 5" Basement (North) carpeted, closet, egress window
<b>Bedroom 5:</b>	12' 8" x 13' 8" Basement (East) carpeted, closet, egress window

<b>Other:</b>	10' 11" x 9' 3" Basement- carpeted, no window or closet
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<b>Access / Roads:</b>	asphalt
<b>Water:</b>	City
<b>Sewer:</b>	City
<b>Water Heater:</b>	Natural Gas

<b>Tax Info:</b>	2690.00
<b>Assessments:</b>	\$36 recycle fee
<b>Market Value:</b>	313,500 (estimated)
<b>Parcel #:</b>	18.762.0700
<b>Legal:</b>	SOUTHWEST ACRES FIRST ADDITION LOT 5 BLK 2
<b>Property ID:</b>	1557-GW

**Other Amenities:**

dishwasher, garbage disposal, microwave, stove, refrigerator, water softener, fireplace, patio, utility shed, fenced in yard, underground sprinkler system, On Demand water heater, \*washer & dryer go with seller