

**\$119,900.00**

204 4TH AVE SW (PRICE REDUCED)  
PIPESTONE, MN 56164

4 BEDROOMS  
3 BATHROOMS  
2,080 SQ. FT.  
840 MAIN FLOOR SQ. FT.

AGENT: LINDA VOS



### PROPERTY DESCRIPTION

PRICE RECENTLY REDUCED: Great curb appeal in this 4 bedroom, 3 bathroom, move in ready home. Not much to do, other than make it your own. Four bedrooms up, with a full bath with tile surround shower/tub. Kitchen with solid-surface tops, glass backsplash, and newer appliances. Ample size in both the dining room and the living room for you or your family and guests. Additional smaller family room in the basement off the laundry room. Updates galore, with an unfinished attic that has all the new windows already in, and can be finished into additional living space. Infloor heat in the fully insulated and drywalled two stall garage plus stamped concrete driveway. French drain system and little yard maintenance makes this property ideal for a party who doesn't want to start with a fixer-upper.

<b>Style:</b>	Single Family
<b>Year Built:</b>	1906
<b>Sq. Feet:</b>	2,080
<b>Main Floor Sq. Feet:</b>	840
<b># Stories:</b>	2
<b>Lot Size:</b>	65 x 75
<b>Bedrooms:</b>	4
<b>Bathrooms:</b>	3
<b>Laundry:</b>	Basement
<b>Basement:</b>	Full Concrete Block Finished
<b>Garage:</b>	Attached 2 Stalls with Garage Door Openers Infloor Heat/Insulated
<b>Roof:</b>	Asphalt
<b>Siding:</b>	Vinyl
<b>Windows:</b>	Vinyl (Dbl Hung)
<b>Insulation:</b>	Updated
<b>Electrical:</b>	200 Amps Breakers 2- 100 amp panels
<b>Plumbing:</b>	Mixed
<b>Heating:</b>	Forced Air Natural Gas
<b>Cooling:</b>	Central

<b>Living Room:</b>	15' x 13'
<b>Family Room:</b>	10' x 15' Basement / Carpet
<b>Dining Room:</b>	13' x 14' Wood Laminate
<b>Kitchen:</b>	14' 6" x 13' Solid Surface/Glass Backsplash
<b>Master Bedroom:</b>	14' x 13'
<b>Bedroom 2:</b>	11' x 11'
<b>Bedroom 3:</b>	11' x 8'
<b>Bedroom 4:</b>	11' x 10'

<b>Access / Roads:</b>	Paved / Corner Lot
<b>Water:</b>	City
<b>Sewer:</b>	City
<b>Water Heater:</b>	Natural Gas 2 years old
<b>Tax Info:</b>	\$1574
<b>Assessments:</b>	\$36 recycle
<b>Market Value:</b>	\$117,800 (estimated)
<b>Parcel #:</b>	18.380.0010
<b>Legal:</b>	Corbetts Add. E 65' Lot 1, E 65' of N 25' of Lot 2, Blk 1
<b>Property ID:</b>	1602-LV
<b>Budget:</b>	Center Point \$89 X-Cel \$50

**Other Amenities:**

dishwasher, microwave, stove, refrigerator, water softener, deck, patio, Dog Kennel and fenced Dog Area