



**Farmers
National
Company**

**1102 Broadway
Emmetsburg IA, 50536
(712)852-2002**

**FOR SALE
2606 2nd Street
Emmetsburg, IA 50536
\$325,000**



Bedrooms 3-4	Square Footage 2,778	Garage Size 23' x 23'	Description CAREFREE LOW MAINTENANCE LIVING!!! Enjoy the comforts of this 3 bedroom 2 1/2 bath townhome. Recent improvements include a new roof, new furnace and air conditioner. All appliances stay in the home. No need to worry about lawn mowing or snow removal, it's all taken care of! Located within a block and a half from Five Island Lake this home is move-in ready.
Bathrooms 2 1/2	House size 34' x 48'	Air Conditioning Central	
Year Built 1997	Exterior Vinyl Siding	Heat Nat Gas-Forced Air	
Fireplace Gas Log	Basement Area 1,634 sq. ft.	Patio 15' x 15'	
Taxes \$4,026	Average Gas \$51.00	Average Electric \$51.00	

**www.emmetsburgforsale.com
Mike Wentzel, Broker Cell: 712-298-1239
1102 Broadway Kermore Building
Emmetsburg, Iowa 50536**

All information is believed to be accurate, but is not guaranteed by the listed agent or broker.