



**Farmers  
National  
Company**

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

**FOR SALE**  
**2860 380<sup>th</sup> Avenue**  
**Graettinger, Iowa 51342**  
**\$299,000**



Bedrooms	Square Footage	Garage Size	Description
5	1,568	26' x 26'	
Bathrooms	House size	Implement Shed (1950)	
3	1 story 28' x 56'	28' x 42'	
Year Built	Acres	Horse Barn/Shop (1978)	
2006	10.1	36' x 40'	
School District	Fireplace	Well	
GT-RA	Gas Logs	200' + deep	
Taxes	Heat	Air Conditioning	
\$3,125	Nat Gas (Forced Air new 2017)	Central	
Average Gas	Average Electric		
\$57	\$169		

[www.emmetsburgforsale.com](http://www.emmetsburgforsale.com)

**Mike Wentzel, Broker**  
**1102 Broadway Kermore Building**  
**Emmetsburg, Iowa 50536**

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