

FOR SALE!



Listing Price: \$119,900

Address: 109 W Main Street, Wayland, IA 52654

MLS#: 6316219 Parcel#: 2800010923400600

Terms: Cash or New Loan Possession: Upon Closing

Legal Description: ORIG E 14'3" LOT 33 AND LOT 34

Lot Size: 74' X 132' (.22 Acres, 9,768 sf)

School District: WACO

Year Built: 1900 Style/Const: 1 Story / Frame

Basement: Partial, Unfinished Exterior: Vinyl

Roof: Asphalt Shingles Foundation: Block/Poured

AGF Sq Ft: 1,150 Deck: 10'x 16'

Gross Taxes: \$1,639.91 Net Taxes w/Homestead: \$1,470



	<u>Bsmt</u>	<u>Lvl 1</u>	<u>Dimensions</u>	<u>Floor Covering / Other</u>
Bedrooms:		2	11'3" x 11'4" 11'4" x 10'5"	Carpet / Lighted Closet Carpet / Closet, Ceiling Fan
Bathrooms:		3/4	7'6" x 6'8"	Carpet / Closet
Kitchen & Dining:		X	23'2" x 11'4"	Custom Cabinetry
Living Room:		X	18'2" x 11'10"	Carpet / Ceiling Fan
Family Rm/Office:		X	14'7" x 11'8"	Carpet
Laundry:		X	In Fam Rm	Elec Hookups
Garage:			14' x 20'	1-Car Attached w/NEW Opener, Back Walk Door
Garage/Workshop:			24' x 28'	2-Car Detached w/Openers, Workbench, Floor Drain, Window A/C
Appliances / Other:	Gas Stove, Refrigerator, Washer, Dryer			

Heating: Gas, Forced Air - Amana - NEW in '22

Cooling: Central Air

Water Heater: Elec, 50 Gallon

Water Supply: City

Sewer/Septic: Sewer

Fiber Optic: Yes

City of Wayland - Gas / Swr / Wtr / Garb Avg: \$140/mo

Alliant Energy - Budget Elec: \$158/mo



208 W. Main St., Wayland, IA

**Call Toll Free!
1-877-956-4505**

Jo R. Trabert

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