

Central Realty, Inc.

313 G Street --- Central City, NE 68826
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ADDRESS: 2715 19th Avenue

SQ. FT.: 1,866

LISTING PRICE: Price Reduced to \$229,000.00

LOT SIZE: 130 x 114

NUMBER OF BEDROOMS: 3

(1) 15'5" x 12' (2) 14'4" x 10' (3) 13'5" x 12'

BEDRM FLOOR COVERING: carpet in 2 & wood laminate in SW

KITCHEN: 16' x 10'9"

KITCHEN FLOOR COVERING: ceramic tile

BATHS: 2 9'6" x 6'9" with tub/shower combo

BASEMENT: Crawlspace

GARAGE: 688' attached

AVE. UTILITIES: \$283.89

TAXES: \$3,564.02

DINING ROOM:

DINING RM FLOOR COVERING: Carpet

LIVING ROOM: 16'8" x 11'6"

LIVING RM FLOOR COVERING: Carpet

FAMILY ROOM: 16' x 13'4"

SMOKE ALARM: yes

SUMP PUMP: no

AMP SERVICE: 150 Amp

AGE: Built in 1975

TYPE OF FURNACE AND AIR: Forced air gas furnace new in 2019, new A/C unit in 2014

APPLIANCES INCLUDED: Stove, Refrigerator, Dishwasher, Microwave, water softener in 2021, Washer and Dryer in 2020

OTHER PERSONAL PROPERTY: Central Vac System

COMMENTS: Ranch style home on a large corner lot. Vinyl siding with brick accent. UGSP on own well. Nicely landscaped with established bushes and trees. Garden shed in backyard. Handicap accessible with aluminum ramp in garage leading into Family room. Lots of storage and extra room behind double car garage. Concrete patio. Roof is 12 years old. New concrete driveway poured in 2022. Great location – close to Central City Middle and High School.