

Central Realty, Inc.

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ADDRESS: 1513 Ormsby Road

LISTING PRICE: \$205,000.00

SQ. FT.: 1,218'

LOT SIZE: .57 acre

NUMBER OF BEDROOMS: 3

DINING ROOM: included in Living Room

(1) 11'7" x 11'5" South (2) 11' x 10' NE (3) 11'8" x 8'2" West

DINING RM FLOOR COVERING:

BEDRM FLOOR COVERING: vinyl plank

LIVING ROOM: 26'2" x 17'5"

KITCHEN: 11'3" x 15'9"

LIVING RM FLOOR COVERING: plank flooring

KITCHEN FLOOR COVERING: tile

OTHER: Laundry room waterproof Luxury vinyl plank 9'5" x 5'8"

BATHS: 1 4'11" x 5'8" with tile floor

BASEMENT: 250' unfinished, mechanical systems are down there

SMOKE ALARM: yes, 2

GARAGE: yes, 352' single car detached

SUMP PUMP: yes, in basement

AVE. UTILITIES: \$160.00

AMP SERVICE: 100 amp circuit breakers

TAXES: \$1,513.26

AGE: Originally built in 1910, property was entirely remodeled in the past 5 years.

TYPE OF FURNACE AND AIR: Gas forced air furnace and Central Air, new in 2021

APPLIANCES INCLUDED: refrigerator, stove, dishwasher and microwave, all Samsung new in 2021

OTHER PERSONAL PROPERTY: Brand new gas hot water heater (still in box). Purchased for new home and did not use, so will leave with this property.

COMMENTS: Asphalt shingle roof was new in 2017. New vinyl siding in the last couple years. This property is outside City limits of Central City, but does have City Gas and City Electrical service. On own well for water and has own septic tank. Interior walls were skim coated and painted but are still plaster and lathe. New 100 amp circuit breakers in 2019. Large living room. Windows have all been replaced. New kitchen with bar seating and bathroom with tiled shower. Appliances are included. Master bedroom is large enough for a King sized bed. Circle driveway. Surrounded by a cornfield, but on the paved Ormsby Road. Located close to both Central City public schools and Nebraska Christian School. Just one mile from the new Bryan Merrick Medical hospital and clinic.