

# Reiner Real Estate

30 W Central Street, Springfield, MN 56087

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**Date of Listing:** March 20, 2014

**Name of Owners:** Jim & Sofie Evers

**Agent:** Amanda Frank

**Street Address:** 29885 County Road 8

**City:** Mountain Lake

**Legal Description:** That certain building site located in the S 933.38' of E 933.38' SE 1/4 of Sec 23, Twp 107, Rng 34 (Parcel #140230400)

**Lot Size:** Approx. 3.5 acres M/L (to be surveyed)

All measurements are approximate:

**Listing Price:** ~~\$129,900~~ **\$109,900**

**Terms:** Cash

**Number of Bedrooms:** 3

**Number of Bathrooms:** 1 (additional 3/4 in bsmt)

**Sizes:** N - 11' x 12', W - 9' x 10', S - 10' 2" x 14' 2"

**Size:** 5' 10" x 11'

**Living Room Size:** 13' x 18' 2"

**Dining Room Size:** 13' 9" x 16'

**Kitchen Size:** 10' x 13'

**Family Room Size:** 14' x 16'

**Laundry:** In basement

**Basement:** Full, Unfinished

**Year Built:** 1980

**Total Square Footage:** 1,456 SF main level

**Garage:** Double Attached - 24' x 26'

**Electrical Service:** 150 amp breakers

**Type of Heat:** LP Forced Air Furnace

**Air Conditioning:** Central A/C (new in 2002)

**Real Estate Taxes/Year:** \$1,472 for 2014  
(currently taxed as part of a 20 acre parcel)

**Special Assessments:** \$615.90 for 2014  
(assessment for rural water)

**Personal Property Included:** Negotiable

**Additional Information:** Ideally located right off of paved County Road 8; very well-maintained single story home with open floor plan & nice updates, including new shingles, siding, deck, & family room addition in 2001, new A/C unit in 2002, & new flooring throughout kitchen, dining, & living room in 2009; rural water service; additional acres, along with 26' x 40' machine shed, barn, and outbuildings, are also available to purchase - please contact listing office for details



