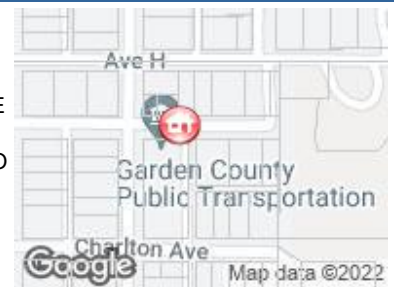


## ALL FIELDS DETAIL



<b>MLS #</b>	30795	<b>BEDROOMS</b>	ONE
<b>Asking Price</b>	\$45,000	<b>TOTAL BATH</b>	ONE
<b>Status Comment</b>	New Listing	<b>GARAGE CAPACITY</b>	TWO
<b>Status</b>	ACTIVE	<b>GARAGE TYPE</b>	DETACHE
<b>Class</b>	RESIDENTIAL		D
<b>Type</b>	SINGLE FAMILY	<b>STYLE</b>	BUNGALO
<b>Area</b>	OSHKOSH		W
<b>Address</b>	103 E Avenue G	<b>SQ. FT. ABOVE</b>	801-1000
<b>City</b>	Oshkosh	<b>GROUND</b>	
<b>State</b>	NE	<b>APPROX. AGE</b>	61+
<b>Zip</b>	69154	<b>BASEMENT</b>	NO
<b>Sale/Rent</b>	For Sale	<b>WATERFRONT</b>	NONE
<b>IDX Include</b>	Y	<b>AUCTION</b>	NO



## GENERAL

<b>VOW Include</b>	Yes	<b>VOW Address</b>	Yes
<b>VOW Comment</b>	Yes	<b>VOW AVM</b>	Yes
<b>Agent</b>	Kristy Nerud	<b>Listing Office 1</b>	Jack Nerud Realty - OFF: 308-772-3244
<b>Owner: Phone</b>	3087787177	<b>Listing Date</b>	4/2/2022
<b>Legal</b>	Lots 4-5, Block 6, Sudman CO Add, Oshkosh	<b>YEAR BUILT</b>	1920
<b>LOT SIZE</b>	100x140	<b>ZONING</b>	Res
<b>Baths: Main</b>	1	<b>Bedroom: Main</b>	1
<b>Apprx. Sq. Ft: Upper</b>	0	<b>Apprx. Sq. Ft: Main</b>	819
<b>Apprx. Sq. Ft: Grdn Lvl</b>	0	<b>Apprx. Sq. Ft: Basement</b>	0
<b>Apprx. Sq. Ft: % Finished</b>	100	<b>Apprx Sq Ft Above Ground</b>	819
<b>Apprx Total Square Feet</b>	819	<b>Original Price</b>	\$45,000
<b>Associated Document Count</b>	0	<b>Sales Broker Compensation</b>	Variable
<b>Days On Market</b>	6	<b>Update Date</b>	4/7/2022
<b>Status Date</b>	4/7/2022	<b>Hotsheet Date</b>	4/7/2022
<b>Price Date</b>	4/7/2022	<b>Input Date</b>	4/7/2022 5:42 PM
<b>Geocode Quality</b>	Exact Match	<b>Picture Count</b>	12
<b>Days On MLS</b>	1	<b>Input Date</b>	4/7/2022 5:42 PM
<b>Update Date</b>	4/7/2022 5:42 PM	<b>Video Count</b>	0

## FEATURES

<b>LIVING ROOM</b>	<b>KITCHEN</b>	<b>ROOF</b>	<b>STREET/ROAD</b>
LAMINATE	ELECTRIC RANGE	COMP/SHINGLE	PAVED
<b>DINING ROOM</b>	DISHWASHER	<b>POSSESSION</b>	CITY MAINTAINED
FORMAL	REFRIGERATOR	AT CLOSING	<b>EXTERIOR FEATURES</b>
LAMINATE	LAMINATE	<b>UTILITIES</b>	WOOD
	SOME APPLIANCES INCL.	CITY WATER	<b>SHOWING INSTRUCTIONS</b>
	ELECTRIC HOOKUPS	CITY SEWER	CALL AGENT
	GAS HOOKUPS	ELECTRICITY	KEY AT OFFICE
	<b>LAUNDRY</b>	CABLE TV	<b>HOME WARRANTY</b>
	OFF KITCHEN	TELEPHONE	NO
	<b>CONSTRUCTION</b>	INTERNET	
	FRAME		

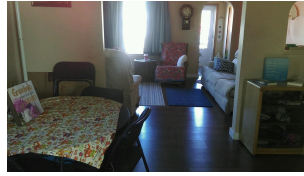
## FINANCIAL

<b>TAXES</b>	308.76	<b>TAX YEAR</b>	2021
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## REMARKS

**Remarks** Cute one bedroom home with lots of charm! The living room & formal dining room have updated laminated flooring. Bathroom has tub/shower combo. Plenty of wood kitchen cupboards, stove/oven, refrigerator and dishwasher included. Laundry is off the kitchen for convenience. New roof in 2018. All living space is on ONE floor! Extra large lot 100' x 140'. Close to Lake McConaughy, Crescent Lake Refuge, Ash Hollow Park & Clear Creek Refuge. Great home at a great price! Call/text Kristy Nerud 308-778-7177

## ADDITIONAL PICTURES

**DISCLAIMER**

This information is deemed reliable, but not guaranteed. All measurements are approximate and should be verified.