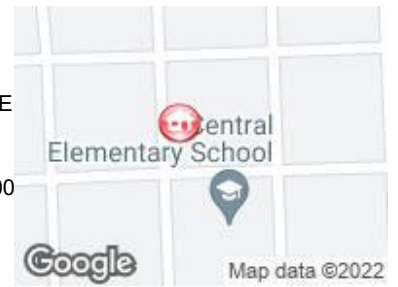


**ALL FIELDS DETAIL**



<b>MLS #</b>	31168	<b>BEDROOMS</b>	THREE
<b>Asking Price</b>	\$189,000	<b>TOTAL BATH</b>	TWO
<b>Status Comment</b>	New Listing	<b>GARAGE CAPACITY</b>	ONE
<b>Status</b>	ACTIVE	<b>GARAGE TYPE</b>	ATTACHE
<b>Class</b>	RESIDENTIAL		D
<b>Type</b>	SINGLE	<b>STYLE</b>	RANCH
	FAMILY	<b>SQ. FT. ABOVE</b>	1601-1800
<b>Area</b>	SIDNEY NE	<b>GROUND</b>	
<b>Address</b>	1634 King Street	<b>APPROX. AGE</b>	61+
		<b>BASEMENT</b>	YES
<b>City</b>	Sidney	<b>WATERFRONT</b>	NONE
<b>State</b>	NE	<b>AUCTION</b>	NO
<b>Zip</b>	69162-1556		
<b>Sale/Rent</b>	For Sale		
<b>IDX Include</b>	Y		



**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>Listing Date</b>	6/10/2022	<b>Legal</b>	Lot 7, Block 2, McFadden fifth Addition Sidney
<b>YEAR BUILT</b>	1951	<b>LOT SIZE</b>	53x132
<b>ZONING</b>	Res	<b>Baths: Main</b>	1
<b>Baths: Basement</b>	1	<b>Bedroom: Main</b>	2
<b>Bedroom: Basement</b>	1	<b>Apprx. Sq. Ft: Upper</b>	0
<b>Apprx. Sq. Ft: Main</b>	1735	<b>Apprx. Sq. Ft: Grdn Lvl</b>	0
<b>Apprx. Sq. Ft: Basement</b>	1191	<b>Apprx. Sq. Ft: % Finished</b>	95
<b>Apprx Sq Ft Above Ground</b>	1735	<b>Apprx Total Square Feet</b>	2926
<b>Living Room: Size</b>	14.1x24.2	<b>Living Room: Level</b>	M
<b>Kitchen: Size</b>	15.7x10.11	<b>Kitchen: Level</b>	M
<b>Family Room: Size</b>	113.3x24	<b>Family Room: Level</b>	B
<b>Mstr Bdrm: Size</b>	14.2x23.8	<b>Mstr Bdrm: Level</b>	B
<b>Bedroom 2: Size</b>	11.11x14.1	<b>Bedroom 2: Level</b>	M
<b>Bedroom 3: Size</b>	11.4 x 12	<b>Bedroom 3: Level</b>	M
<b>Original Price</b>	\$189,000	<b>Associated Document Count</b>	0
<b>Sales Broker Compensation</b>	Variable	<b>Days On Market</b>	7
<b>Update Date</b>	6/16/2022	<b>Status Date</b>	6/16/2022
<b>Hotsheet Date</b>	6/16/2022	<b>Price Date</b>	6/16/2022
<b>Input Date</b>	6/16/2022 7:35 PM	<b>Geocode Quality</b>	Exact Match
<b>Picture Count</b>	16	<b>Days On MLS</b>	1
<b>Input Date</b>	6/16/2022 7:35 PM	<b>Update Date</b>	6/16/2022 7:56 PM
<b>Video Count</b>	0		

**FEATURES**

<b>LIVING ROOM</b>	<b>LAUNDRY</b>	<b>OTHER ROOMS</b>	<b>STREET/ROAD</b>
FIREPLACE	BASEMENT	MASTER BATH	PAVED
CARPET	ELECTRIC	<b>FIREPLACE</b>	CITY MAINTAINED
<b>DINING ROOM</b>	WASHER	ONE	ALLEY ACCESS
KIT/DIN COMBO	DRYER	<b>POSSESSION</b>	SIDEWALK
LAMINATE	<b>INTERIOR SPECIAL FEATURES</b>	AT CLOSING	<b>LANDSCAPING</b>
<b>FAMILY ROOM</b>	SMOKE DETECTOR	<b>UTILITIES</b>	MANUAL SPRINKLER
CARPET	<b>CONSTRUCTION</b>	CITY WATER	ESTABLISHED YARD
<b>KITCHEN</b>	BRICK	CITY SEWER	GOOD
GAS RANGE	<b>HEATING/COOLING</b>	NATURAL GAS	<b>EXTERIOR FEATURES</b>
DISHWASHER	GAS FORCED AIR	ELECTRICITY	BRICK
GARBAGE DISPOSAL	CENTRAL AIR	CABLE TV	PATIO
REFRIGERATOR	<b>ROOF</b>	TELEPHONE	GUTTERS
MICROWAVE	COMP/SHINGLE	INTERNET	<b>SHOWING INSTRUCTIONS</b>
EAT-IN			CALL AGENT
LAMINATE			APPOINTMENT ONLY
ALL APPLIANCES INCL.			24 HOUR NOTICE ONLY
ELECTRIC HOOKUPS			
GAS HOOKUPS			

**FINANCIAL**

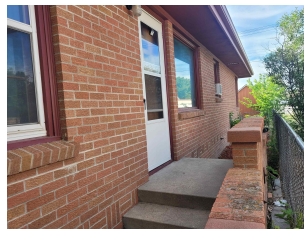
**TAXES** 3163.60

**TAX YEAR** 2021

**REMARKS**

**Remarks** NICE 3 bedroom 2 bath BRICK home! Maintenance free. Rooms are spacious, stainless steel appliances included, lovely living room with fireplace, fenced back yard, attached 1-car garage. Family room, large master suite in the basement, mature yard with plenty of shade. The BEST PART? An attached 1 bdrm APARTMENT! Rental INCOME available with this property! What a great bonus. Clean home with income. This is a must see. Call or text Kristy Nerud 308-778-7177 for your private showing.

**ADDITIONAL PICTURES**



**DISCLAIMER**

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