

BRAD HEGGEN REALTY, INC.

107 S. Broadway
Wells, MN 56097
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PROPERTY INFORMATION:

Address:	700-8 th St SW, Wells	Price:	\$129,999
MLS #:	6026613	Bedrooms:	4
Lot size:	95x140	Bathrooms:	2
Sq. feet:	2,516		
Basement:	full, finished		
Garage:	insulated & heated 22x24 double, attached plus 6x9 workspace		
Real estate taxes:	\$1,986 HS ('17)		
Heat:	forced air, natural gas		
Air conditioning:	central		
Electric service:	200-amp breakers		
Exterior:	steel		
Legal description:	W10' of Lot 4, Blk 9 & vacated street to W, Moja's Subdivision E5' of Lot 1, Blk 10 & vacated street to E, Moja's Subdivision		
Parcel number:	30.450.0840 and 30.450.0910		
School district:	United South Central		
Listing agent/phone:	Brad Heggen—Cell: (507) 525-3031		

FEATURES:

Stove:	yes	Washer:	yes	Blinds:	yes
Refrigerator:	yes (2)	Dryer:	yes	Fireplace:	no
Dishwasher:	yes	Water softener:	yes	Sump pump:	yes
Disposal:	yes	Smoke detector:	yes	City water:	yes
Exhaust fan:	yes	Egress window:	yes	City sewer:	yes

ROOM DIMENSIONS:

Living:	13x18	Bedroom:	12x12	Bathroom:	7x12
Dining:	11x12	Bedroom:	11x12	Bathroom:	7x8
Kitchen:	9x12	Bedroom:	10x10	Foyer:	6x8
Family:	12x14	Bedroom:	12x12	Patio:	10x26
Rec room:	12x16	Laundry:	12x14	Shed:	10x12

REMARKS:

This 4-bedroom, 2-bath split level offers lots of finished living space. The upper level offers a large living room, kitchen with breakfast bar & oak cabinetry, dining room and three good sized bedrooms. The lower level offers a large L-shaped family room, 3/4 bath, bedroom and laundry room. Other amenities include a covered front entry, insulated/heated double attached garage, entry foyer with large closet, double paned windows, oak woodwork, central vac, steel siding, shed & big yard.



Information herein is deemed reliable, but not guaranteed.
Brad Heggen Realty does not assume responsibility for accuracy of the above information.

