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Prepared by:  
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**Address:** 606 Lancaster  
Sioux City, IA 51103

**List Price:** \$178,000  
**Listing #:** 1001704

**Style:** Ranch  
**Ownership:** Single Family

**Status/Cont:** Active/None  
**MLS Area:** Sioux City, IA

**Total Bdrms:** 4  
**Total Baths:** 3

Exceptional 4 BR Ranch-move in ready. Exceptional Maintenance

**Comments:** This home sits at the top of a quiet cul-de-sac on a large lot with fenced in backyard. Home offers four bedrooms, three full baths, three car garage and full finished basement with plenty of storage room. The kitchen has new counter tops, stainless steel sink and microwave. The entire home has fresh paint, new carpet in bedrooms and has been impeccably maintained. Ready for new owners to move in and enjoy.

**Residence Information**

Yr Built: <b>2005</b>	Basement: <b>Block</b>
Occupant: <b>Owner</b>	Walk-Out: <b>No</b>
Roof: <b>Shingle</b>	AC Type: <b>Central</b>
Exterior: <b>Combination</b>	Heat Type: <b>Heat pump</b>
Trim Type: <b>Mixed</b>	Water Softener: <b>Rented</b>
SqFt, Abv Grd: <b>1288</b>	Garage Type: <b>Attached</b>
SqFt, Main: <b>1288</b>	Garage Stalls: <b>3</b>
SqFt, Blw Grd: <b>762</b>	Garage SF: <b>762</b>
Total SqFt: <b>2050</b>	Driveway: <b>Concrete</b>
Fireplaces:	Avg. Utilities:
Fireplace Fuel:	Assc Fee: <b>N/A</b>

**Amenities**

**Brick Accent, Built Ins, Cul-De-Sac, Deck, Eat-In Kitchen, Fenced Yard, Foyer, Garage Door Opener, Landscaping, Main Floor Laundry, Master Bath, Mstr Bdr Walk-In Closet, Oversized garage, Porch, Sprinkler System**

Included: **stove, refridgerator, dishwasher, new microwave, washer & dryer**  
Not Included:

**Rooms**

<u>Floor</u>	<u>Room</u>	<u>Size</u>	<u>Description</u>
Main Floor	Living	16x12	newer carpet
Main Floor	Dining	11x10	sliders to deck
Main Floor	Kitchen	14x10	new counter top - new stainless sink
Main Floor	Full Bath	9x5	Master Bath
Main Floor	Full Bath	11x10	main bath
Basement	Full Bath	10x6	just off 4th bedroom
Main Floor	Master Bedroom	12x14	4x5 walk-in closet and full bath
Main Floor	Bedroom	12x10	new carpet, new paint
Main Floor	Bedroom	11x10	new carpet, new paint
Basement	Bedroom	11x10	egress window, large closet
Main Floor	Laundry	9x6	washer and dryer included!
Basement	Family Room	35x12	

*These properties were selected from the MLS database by the agent listed herein, who may not be the listing agent. Information herein is deemed reliable but not guaranteed.*

**Property Information**

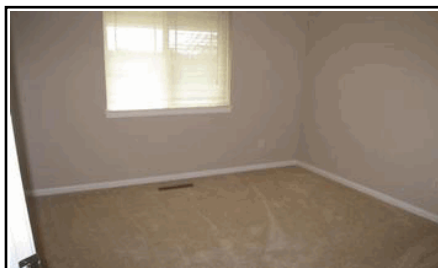
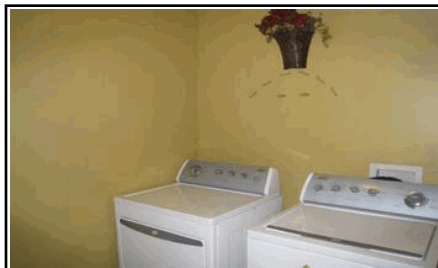
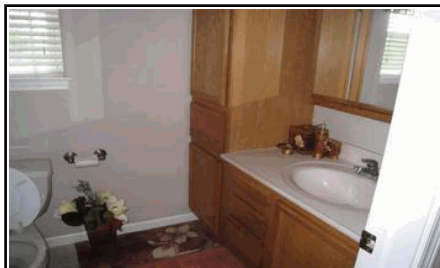
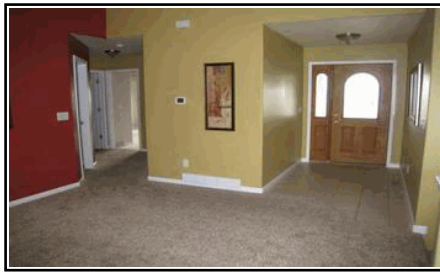
Acres: **.58**  
 Lot Size:  
 Frontage Ft: **66**  
 Depth Ft: **130**  
  
 Elem Sch: **Riverside**  
 Mdl/JH School: **West Middle**  
 High: **West High**  
  
 Region: **Woodbury Heights**  
 S-T-R: **--**  
  
 Possession: **nego**  
 Terms: **Cash to seller**  
  
 Abstract Loc: **Owner**  
 Assessed Value:  
  
 Legal Desc: **Woodbury Heights 3rd Lot 139**

**Property Features**

Total Taxes: **3666**  
 Tax Class:  
 Tax Year: **2009**  
 Assmts:  
  
 Water Type: **City**  
 Sewer Type: **City**  
 Fuel Type: **Natural Gas**  
  
 Flood: **Unverified**  
 Zoning: **RE**  
  
 Plat:  
 Parcel: **984825126006**  
  
 Latitude:  
 Longitude:

**Cul-De-Sac, Fenced Yard,  
Landscaping, Level Lot, Sprinkler  
System, Trees**

Pictures



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