



**Hawkeye  
Real Estate**

## TWO STORY ALBIA HOME

*Functional Layout - Attached Garage - Corner Lot*



421 SOUTH CLINTON STREET, ALBIA, IA 52531

\$39,000

ALLYSON RYAN-HABERMAN  
REALTOR®

(641) 799-3031 \* ALLYSON@UCIOWA.COM



## KEY FEATURES

- Built in 1918
- 3,084 Total Square Feet
- 2,100 Finished Square Feet
- 3 Bedrooms
- 1 Bathroom
- Spacious Living Room
- Functional Kitchen & Dining
- Mudroom with Built Ins
- Asphalt Roof (2022)
- Vinyl Siding (2011)
- 100 Amp Circuit Breaker Panel
- Boiler - 2016
- Central Air - 2022
- Reliance 40 Gallon Gas Hot Water Heater - 2015
- Stone Foundation
- Front & Back Decks
- Corner Lot
- 13'x22' Attached Garage
- Electric Provider - Chariton Valley Electric
- Gas Provider - Alliant Energy
- Water & Sewer - City of Albia
- Net Annual Taxes \$1,440



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ALBIA, IA 52531



*To schedule your tour, contact*

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