



**Hawkeye  
Real Estate**

## Albia, Iowa Ranch Style Home For Sale

816 4<sup>th</sup> Avenue East, Albia, IA 52531

**Price: \$245,000**

**Bedrooms: 3**

**Year Built: 1974**

**Bathrooms: 1 3/4**



### CONTACT US



**Hawkeye  
Real Estate**

(641) 932-7796

[Hawkeye@UCIowa.com](mailto:Hawkeye@UCIowa.com)

[www.UCIowa.com](http://www.UCIowa.com)

1010 South Clinton  
Albia, IA 52531



**RYAN AMMONS**

Broker ®

Cell (641) 777-2955

Email [Ryan@UCIowa.com](mailto:Ryan@UCIowa.com)

Licensed in Iowa



**NATE AMMONS**

Realtor ®

Cell (641) 777-2861

Email [Nate@UCIowa.com](mailto:Nate@UCIowa.com)

Licensed in Iowa



Ryan Ammons, Broker, Licensed in Iowa. Alan Ammons, Broker Associate, Licensed in Iowa & Missouri. All Agents Licensed in Iowa.  
The above information, although believed to be accurate, is not warranted or guaranteed by the owner, listing firm, or listing agent.

## PROPERTY DETAILS & MAP

- Built in 1974
- 1,216 Main Floor Finished Square Feet
- 2,432 Total Square Feet
- 3 Bedrooms & 1 ¾ Bathrooms
- Recent Interior Improvements
- Partially Finished Basement
- Fenced Backyard
- 1 Car-Attached Garage
- Roof Installed, 2014
- Basement Wired, 2026
- Air Conditioner, New Condenser & Coil 2026
- New Hot Water Heater, January 2026
- Chariton Valley Electric: Average \$180/mth
- Alliant Energy: Average: \$38/mth
- Annual Taxes: \$3,012

- Included Items:
  - Above Ground Pool, As-Is
  - Range/Oven
  - Refridgerator
  - Hood/Fan
  - Microwave
  - Pool Equipment
  - Washer
  - Dryer



## PROPERTY PICTURES



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