

602 N 4th St, Le Sueur, MN 56058-1414



Status: **Active**

List Price: **\$69,000**

Original List Price: **\$69,000**

Map Page: **212**

Map Coord: **D4**

Directions: **Corner of N 4th Street and Elm Street**

MLS Area: **658 - Le Sueur/Rice**
 Style: **(MF) Two Stories**
 Const Status: **Previously Owned**
 Foundation Size: **994**
 Above Ground Finished SqFt: **1,834**
 Below Ground Finished SqFt: **0**
 Total Finished SqFt: **1,834**

Total Units: **2**
 Year Built: **1900**
 Garage: **0.00**
 Acres: **0.27**
 Lot Size: **50x235**
 Fire #:

TAX INFORMATION

Property ID: **27079215900160**
 Tax Year: **2011**
 Tax Amt: **1,292.00**
 Assess Bal: **0.00**
 Tax w/assess: **1,292.00**
 Assess Pend: **Unknown**
 Homestead: **No**

List Date: **11/1/10**

Received By MLS: **11/2/10**

Days On Market: **221**

General Property Information

Legal Description: **Lot 16 block 2 Quackenbush and Boright Addition**
 County: **Le Sueur**
 School District: **2397 - Lesueur-Henderson, 507-665-8828**
 Complex/Dev/Sub: **Quackenbush & Borights Additio**
 Restrictions/Covts:
 Lot Description: **Corner Lot, Tree Coverage - Light**
 Road Frontage: **City**
 Zoning: **Residential-Multi-Family** Accessibility: **None**
 Lake/Waterfront: Lake Name:
 Owner is an Agent?: **No**

Owner Occupied: **N**

Remarks

Agent Remarks: **Call Listing Agent for showing appointments, tenants need to be notified.**

Public Remarks: **2 story duplex current used as income property.**

Structure Information

Heat: **Hot Water** No. of Ranges: **Two**
 Fuel: **Natural Gas** No. of Refrig: **Two**
 Water: **City Water/Connected** Exterior: **Wood**
 Sewer: **City Sewer/Connected** Fencing:
 Garage Stalls: **0** Roof: **Asphalt Shingles, Age Over 8 Years**
 Basement: **Partial**
 Parking Char:
 Pool:
 Amenities-Shared:
 Shared Rooms:

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Unit Information

Number of Units Like This: 1

Total Rooms: 5
 Total Bedrooms: 2
 Total Baths: 1 Full: 1 3/4: 0 1/2: 0 1/4: 0
 Bath Char:
 Fireplaces:
 Fireplace Char:
 Appliances: Range, Refrigerator
 Amenities:
 Special Search:

Monthly Expense: \$1
 Monthly Rent: \$640
 Annual Rent: \$7,680
 Finished Sq Ft: 994
 Oth Park Spaces:
 Air Conditioning:

<u>Room</u>	<u>Level</u>	<u>Dimen</u>	<u>Room</u>	<u>Level</u>	<u>Dimen</u>	<u>Room</u>	<u>Level</u>	<u>Dimen</u>
Living Rm			Bedroom 1					
Dining Rm			Bedroom 2					
Family Rm			Bedroom 3					
Kitchen			Bedroom 4					

Dining Room Desc:
 Family Room Char:

Number of Units Like This: 1

Total Rooms: 4
 Total Bedrooms: 2
 Total Baths: 1 Full: 1 3/4: 0 1/2: 0 1/4: 0
 Bath Char:
 Fireplaces:
 Fireplace Char:
 Appliances: Range, Refrigerator
 Amenities:
 Special Search:

Monthly Expense: \$1
 Monthly Rent: \$450
 Annual Rent: \$5,400
 Finished Sq Ft: 840
 Oth Park Spaces:
 Air Conditioning:

<u>Room</u>	<u>Level</u>	<u>Dimen</u>	<u>Room</u>	<u>Level</u>	<u>Dimen</u>	<u>Room</u>	<u>Level</u>	<u>Dimen</u>
Living Rm			Bedroom 1					
Dining Rm			Bedroom 2					
Family Rm			Bedroom 3					
Kitchen			Bedroom 4					

Dining Room Desc:
 Family Room Char:

Financial

Cooperating Broker Compensation

Buyer Broker Comp: 2.250% Sub-Agent Comp: 2.250% Facilitator Comp: 2.250%
 Variable Rate: N List Type: Exclusive Right

Financial Remarks:

In Foreclosure?: No
 Lender Owned?: No
 Potential Short Sale?: No
 Sellers Terms: Conventional, Contract for Deed, Cash, Other
 Existing Fin:
 Auction: No Auctioneer License #: Auction Type:

Expenses

Owners Expense: Taxes, Insurance
 Tenant Expense:

Annual Electric Expense:	1.00	Annual Repair Expense:	1.00
Annual Fuel Expense:	1.00	Annual Trash Expense:	1.00
Annual Insurance Expense:	1.00	Annual Water/Sewer Expense:	1.00
Annual Maintenance Expense:	1.00	Annual Caretaker Expense:	1.00
Annual Gross Expense:	1.00		
Total Annual Expenses:	1.00		

Income

Annual Gross Income:	13,080.00	Misc. Monthly Income:	
Annual Net Income:		Misc. Annual Income:	

Listing Agent: **Ramona L. Schlueter 507-665-8813**

Listing Office: **Schlueter Realty**

Appt Phone: **507-665-8813**

Office Phone: **507-665-8813**

Co-List Agent: **Scott A. Schlueter 507-317-7751**

This Report Prepared By: **Scott Schlueter 507-317-7751**