

33942 301st Avenue, Le Sueur, MN 56058**Status: Active****List Price: \$410,000****Original List Price: \$410,000****Map Page: 212****Map Coord: E4****Directions: Lexington Road (County Road 26) at top of hill west of Le Sueur to 301st ave north**

Style: **(SF) One Story**
 Const Status: **Previously Owned**
 Foundation Size: **2,595**
 Above Ground Finished SqFt: **2,595**
 Below Ground Finished SqFt: **2,105**
 Total Finished SqFt: **4700**

Year Built: **1997**
 Bedrooms: **5**
 Total Baths: **5**
 Garage: **2**
 Acres: **11.85**
 Lot Size: **irreg**
 Fire #:

TAX INFORMATION

Property ID: **120315100**
 Property ID #2:
 Property ID #3:
 Tax Year: **2014**
 Tax Amt: **\$3,610**
 Assess Bal: **\$10**
 Tax w/assess: **\$3,620**
 Assess Pend: **No**
 Homestead: **No**

List Date: **11/6/14** Received By MLS: **11/7/14** DOM: PDOM: CDOM:

General Property Information

Legal Description: **SECT-31 TWP-112 RANGE-025 11.37 AC THAT PART OF SE 1/4 BEG AT SE COR OF SEC 31, TH N 375 FT, W**
 County: **Le Sueur**
 School District: **2397 - Lesueur-Henderson, 507-665-4600**
 Complex/Dev/Sub: **Common Wall: No**
 Restrictions/Covts:
 Lot Description: **Irregular Lot**
 Assoc Mgmt Comp: Assoc Mgmt Co Phone #:
 Road Frontage: **Township, Unpaved Streets**
 Zoning: **Residential-Single, Agriculture** Accessibility: **None**

Remarks

Agent Remarks: **See attachment for PAS requirements and WFHM offer submittal information in MLS document.**

Public Remarks: **5 BR, 5 bath, refurbished 2500+ sq/ft on 11.85 acres. 6 stall Horse stable, pole shed, fenced pastures, in-ground pool. Master bath, mother in-law suite. New roof, kitchen appliances, paint & flooring. Fully finished 2250 sq/ft bsmt w/5 egress windows.**

Structure Information

<u>Room</u>	<u>Level</u>	<u>Dimen</u>	<u>Other Rooms</u>	<u>Level</u>	<u>Dimen</u>	Heat: Forced Air
Living Rm	Main		Fifth (5th) Bedroom	Lower		Fuel: Propane
Dining Rm	Main		Office	Main		Air Cnd: Central
Family Rm	Lower		Sun Room	Main		Water: Well
Kitchen	Main		Sun Room	Main		Sewer: Private
Bedroom 1	Main					Garage Stalls: 2
Bedroom 2	Main					Garage Stall #:
Bedroom 3	Lower					Other Parking: 4
Bedroom 4	Lower					Pool: Below Ground
			Bathrooms:	Total: 5	Full: 1	
				3/4: 3	1/2: 1	1/4: 0

Bath Description: **Main Floor Full Bath, Main Floor 1/2 Bath, Private Master, 3/4 Basement, Whirlpool, Two Basement Baths**

Dining Room Desc: **Informal Dining Room, Breakfast Area, Kitchen/Dining Room**

Family Room Char: **Lower Level**

Fireplaces: **1** Fireplace Characteristics: **Living Room, Gas Burning**

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Appliances: **Range, Microwave, Dishwasher, Refrigerator, Water Softener - Owned**
 Basement: **Full, Finished (Livable), Drain Tiled, Drainage System, Sump Pump, Egress Windows**
 Exterior: **Metal, Brick/Stone**
 Fencing: **Partial, Other**
 Roof: **Asphalt Shingles, Pitched, Age 8 Years or Less**
 Amenities-Unit: **Deck, Patio, Hardwood Floors, Sun Room, Washer/Dryer Hookup, Other**
 Parking Char: **Attached Garage, Driveway - Asphalt, Other**
 Special Search: **Main Floor Laundry, Main Floor Bedroom, 3 BR on One Level**

Farm Details

Farm Type: **Horse** Tillable Acres: **0.00** Agric. Water: **Well**
 Soil Type: Pasture Acres: A **4.00**
 Crop Type: Wooded Acres: A **4.00**
 Topography: **Level, Other** Out Buildings: **Stables, Pole Building**

Financial**Cooperating Broker Compensation**

Buyer Broker Comp: **2.5 %** Sub-Agent Comp: **0 %** Facilitator Comp: **2.5 %**
 Variable Rate: **N** List Type: **Exclusive Right**

In Foreclosure?: **No**
 Lender Owned?: **Not Disclosed**
 Potential Short Sale?: **No**
 Owner is an Agent?: **No**

Sellers Terms:
 Existing Fin:

Listing Agent: **Scott A. Schlueter 507-317-7751**
 Listing Office: **Schlueter Realty** Appt Phone: Office Phone: **507-665-8813**
 Co-List Agent: **Ramona L. Schlueter 507-665-8813**

This Report Prepared By: **Scott A. Schlueter**

Listing History

<u>MLS#</u>	<u>Field</u>	<u>Date Stamp</u>	<u>Old Value</u>	<u>New Value</u>	<u>Property Type</u>
4543152	Status	11/07/2014	INCOM	ACT	Single Family
4543152	ListPrice	11/07/2014		410000.00	Single Family

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County Tax Report

Owner Information

Owner Name: Bank-Foreclosures Wells Fargo **Address Zip Code:** 29715
Address: 3476 Stateview Boulevard Macx7801-0 **Address ZIP + 4:**
Address City + State: Fort Mill, SC

Location Information

Municipality: Tyrone Twp **School District Nm:** Lesueur-Henderson
Subdivision: **School District:** 2397
Section: 31
Township: 112
Range: 25

Tax Information

PID: R-12.031.5100 **Block #:**
Special Assessment: \$10 **Lot #:**
Legal Description: SECT-31 TWP-112 RANGE-025 11.37 AC THAT PART OF SE 1/4 BEG AT SE COR OF SEC 31,
TH N 375 FT, W 1,320 FT, S 375 FT, E 1,320 FT TO BEG

Assessment & Tax

Assessment Year 2013 **Payable Tax Year:** 2014
Taxable Mkt. Val - Total: \$379,000 **Total Tax:** \$3,620
Taxable Mkt. Val - Land: \$143,400
Taxable Mkt. Val - Bldg: \$235,600
Estimated Mkt. Val - Tot: \$379,000

Characteristics

Lot Acres: 11.37 **Lot Front:** **Land Use - County:** Res Non Hstd
Lot Sq Ft: 495,277 **Lot Depth:** **Land Use - CoreLogic:** SFR
Sq Ft: 2,561

Last Market Sale & Sales History

Recording Date: 09/14/2005 **Sale Date:** 07/05/2005 **Seller Name:**
Deed Type: Warranty Deed **Sale Price:** \$25,196 **Sale Type:**