LISTED AT
$19,900

485 S GARFIELD
COLBY, KS

PROPERTY FEATURES

- BEDROOMS: 2
- BATHROOMS: 1.5
- MAIN FLOOR SQ FT: 844
- BASEMENT SQ FT: 844
- APPROXIMATE TOTAL FINISHED SQ FT: 1,244
- CARPORT
- "FIX ME UP!"
- FENCE: X
- LOTS OF WINDOWS AND NATURAL LIGHT
- LOCATION: CORNER LOT

BigIron REALTY
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Let's Get Social

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Information was obtained from sources deemed reliable, but broker makes no guarantees as to accuracy. All Prospective buyers urged to fully inspect property and rely on their own conclusions.

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MAIN FLOOR SQ FT: 844

LR: 12' x 28' **BR: 11' x 18'**

KIT: 10' x 12' 9" **BATH: Full**

BASEMENT SQ FT: 844

FR: 11 1/2' x 17' **UTILITY: X**

BATH: 1/2 **BR: 10 1/2' x 10'**

OTHER: 9' x 10'

CONSTRUCTION: FRAME
AGE: 1946
LOT SIZE: 6,250 SQ FT
CARPORT: X

HEAT: WALL FURNACE
A/C: WINDOW
FENCE: X

2020 TAXES: $582.90
AVG* CITY BILL: N/A
AVG* GAS BILL: N/A
*AVG BASED ON CURRENT OWNERS' USAGE

ABOUT THE PROPERTY

- This is a parent's home that has been vacant for quite sometime and has had little care.
- The property is being sold "AS IS". This means what it says…as is.
- The lot value is estimated at $8,000
- There is one large bedroom on main floor and one bedroom in basement
- Corner lot
- Yard shed
- Metal siding
- Full wall of windows in living room
- This property is perfect to fix up and flip…there is certainly opportunity here. Where else can you purchase a home for $19,900.
- Personal property included in it's "as is" condition: None

LEGAL DESCRIPTION: LOT 11 AND 12 BLOCK 29 IN THE SOUTH PARK ANNEX ADDITION TO THE CITY OF COLBY, THOMAS COUNTY, KANSAS

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