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# Welcome to 1265 W. 5th Colby, KS



**\$118,900**

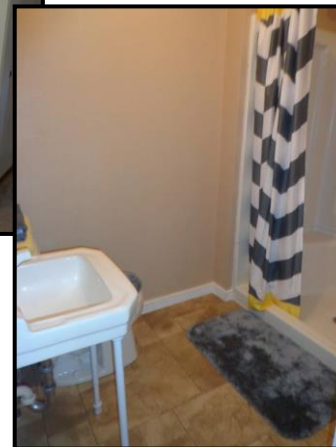
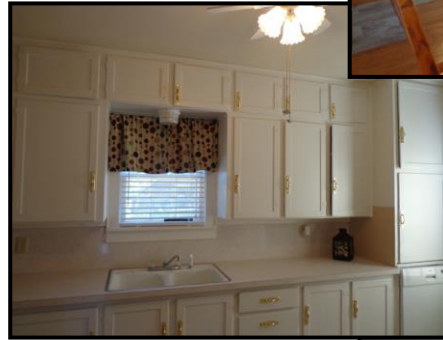
## Even in a Tight Housing Market There is Opportunity!

Call Molly today to make your appointment to view this newly listed traditional two story home that has charm from days gone by that never goes out of style...PLUS...many updates that will make most buyers happy.

The large living area has the floor space that allows a formal dining area that will be wrapped with windows on two sides. There is newer crown molding in this area of the home, which frames the beauty of the area perfectly.

The kitchen has ample cabinets, a built in eating bar and a personality with the blend of yesterday and today. You will love the white pristine cabinets. The kitchen does come complete with appliances.

There are three bedrooms on the second level of the home as well as the landing area. The landing area at the top of the stairs can be a perfect home office or computer nook area.



There are two and half bathrooms. The main floor bathroom is wonderful. It is large, and has been updated. It is a bathroom where you can easily turn around in.

The basement features laundry, 1/2 bath, family room and snack kitchen or hobby area. The basement offers great potential for an income producing apartment with a separate entry way.

**Call Molly today to make your appointment to view this home that just went into our home gallery. You are sure to love all this home offers and it just might be the home, you call your own.**