

MLS #: R10012719A (Active) List Price: \$70,000

601 South 5th Street Greybull, WY 82426



House Design: 1 Story
Bedrooms: 3
Total # Baths: 1
Apx Year Built: 1925
Apx Total SqFt: 1604
Additional Living Units: No
Basement: Yes
Basement Entry: Interior Only
Basement Type: Partial
Basement Completion: Not Finished

Area: S Big Horn in Town
Subdivision: None
School District: Big Horn County District #3
Mobiles Allowed: No
Modulars Allowed: Yes

Apx Above Grade SqFt: 1244 **Apx Below Grade SqFt:** 360 **# Full Baths:** 1 **# Half Baths:** 0 **# 3/4 Baths:** 0
Natural Gas Company: Wyoming Gas **Electric Company:** City
Sewer: City **Primary Water Type:** City **Cooling Type:** Window Unit(s)
Primary Heat: Forced Air **Secondary Heat:** Stove **Primary Fuel Type:** Natural Gas **Secondary Fuel Type:** Wood
Assessment \$: 0 **HOA:** No
Irrigation Fees \$: 0 **Other \$:** 0
BldgType: Detached Garage **BldgSize:** 864 **BldgCnst:** Frame **BldgYrB:** 1985 **BldgDesc:** Detached Garage

Room Type	Level	Sz/Desc	Room Type	Level	Sz/Desc	Room Type	Level	Sz/Desc
Laundry	M		Bedroom	M				
Bedroom	M							
Kitchen	M							
Full Bath	M							
Mstr Bdrm	M							
Living Rm	M							

Inclusions: All appliances

Exclusions: none

Apx Irrigated Acres: 0 **Apx Deeded Acres:** 0.16 **Apx Lot SqFt:** 6970
County Tax ID: 41-07-025-00872 **Taxes TBD:** Yes **Tax Year:** 2016 **Total Tax \$:** 643.14 **Taxed w/Other Land:** No
Property Rights: Fee Simple **Parcelable:** No **Adj to Public Land:** No **River/Stream Front:** No
Covenants: No **Detailed Zoning:** Greybull Med Density Residential (MRD)
Seller Fin: No **Disclosures:** No
Legal Description: 12 7 MD SD56-1787 Per county records
RdAccs: Public **RdMaint:** Public **RdSrvc:** Paved (Asphalt/Concrete)

Construction: Frame **Heating Stove Type:** Wood
Exterior Siding: Composite Wood **Fireplace Type:** None
Roof: Composition **Interior Features:** Garage Door Opener, Walk-in Closet(s), Wood Floor
Garage/Type Stalls: Detached-2 Stalls
Exterior Features: Covered Deck, Fenced Yard, Garden, Sprinklers, Manual

Comments: Nice fixer upper or a rental, 3 bed/1 bath, 1604+/-sqft, 2 car over-sized garage w/workbench. New roof house and garage July 2017. Charming location, located a few blocks from new elementary school, and city park. Quiet location near Big Horn River.

Directions to Property: Traveling south on 6th St. South ,left on 5th Ave South. Go to South 5th St, turn right. Go 1 block, turn left onto 6th Ave South. 601 is on your right.

Subject to 1031: No

Office Name: Running Horse Realty (#:43)

Listing Office: Running Horse Realty (#:43)

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