

**MLS #: R10013275A (Active) List Price: \$145,000****720 Garfield Ave Lovell, WY 82431**

**House Design:** 1 Story  
**# Bedrooms:** 2  
**Total # Baths:** 3  
**Apx Year Built:** 1983  
**Apx Total SqFt:** 952  
**Additional Living Units:** No  
**Basement:** No

**Area:** N Big Horn in Town  
**Subdivision:** Lovell 1st Addition  
**School District:** Big Horn County  
 District #2  
**Apx Miles from Town:** 0  
**Mobiles Allowed:** No  
**Modulars Allowed:** Yes

**Apx Above Grade SqFt:** 952    **Apx Below Grade SqFt:** 0    **# Full Baths:** 1    **# Half Baths:** 1    **# 3/4 Baths:** 1

**Natural Gas Company:** Mon-Dak Utilities**Electric Company:** Rocky Mountain Power**Sewer:** City    **Primary Water Type:** City**Secondary Water Type:** Well**Cooling Type:** Central Air**Primary Heat:** Hot Water**Primary Fuel Type:** Natural Gas**Assessment \$:** 0**HOA:** No**Annual HOA Cost:** 0.00**Irrigation Fees \$:** 0**Irrigation Company:** 0**Other \$:** 0**BldgType:** Tool Shed**BldgSize:** 120 S.F.**BldgCnst:** Frame**BldgYrB:** 1993**BldgDesc:** Attached Garage**BldgSz2:** 448 S.F.**BldgCnst2:** Frame**BldgYrB2:** 1983

Room Type	Level	Sz/Desc	Room Type	Level	Sz/Desc	Room Type	Level	Sz/Desc
1/2 Bath	Main							
3/4 Bath	Main							
Kitchen	Main							
Living Room	Main							
Bedroom	Main							
Bedroom	Main							

**Additional Room Info:** Heated Garage with 1/2 bath. Nice extra closets in living room and hallway.**Inclusions:** All appliances, Dishwasher, refrigerator, stove with oven**Exclusions:** All personal property**Apx Irrigated Acres:** 0**Apx Deeded Acres:** 0.22**Apx Lot SqFt:** 9583**County Tax ID:** 03-03-005-00371**Taxes TBD:** Yes**Tax Year:** 2017**Total Tax \$:** 744.00**Taxed w/Other Land:** No**Property Rights:** Fee Simple**Parcelable:** No**Adj to Public Land:** No**River/Stream Front:** No**Covenants:** No**Detailed Zoning:** Lovell Residential**Disclosures:** No**Seller Fin:** No**Legal Description:** LOTS 31,32,33 3 CITY V SD63-1114 and N 19' LOT 28: ALL LOTS 29 & 30 3 CV**RdAccs:** Public**RdMaint:** Public**RdSrvc:** Paved (Asphalt/Concrete)**Construction:** Frame**Exterior Siding:** Composite Wood**Roof:** Composition**Garage/Type Stalls:** Attached-1 Stall**Exterior Features:** Flat Terrain, Garden, Landscaping, Natural

Gas to Property, Patio, RV Parking, Sprinklers, Auto, Storage

Building

**Heating Stove Type:** None**Fireplace Type:** None**Interior Features:** Breakfast Nook, Porch, Walk-in Closet(s),

Wood Floor

**Comments:** Tidy, well kept, very efficient 2 bed/2bath home 952+/-sqft on 2 lots. Huge backyard, trees, landscaped and water well

for large garden. Nice quiet neighborhood. Move in ready!

**Directions to Property:** East end of Lovell Main Street, turn South on McKinley Ave., Go 3 blocks, turn right onto 7th St. Go 1 block,

turn left onto Garfield Ave. 720 is on your right.

**Subject to 1031:** No**Office Name:** Running Horse Realty (#:43)**Listing Office:** Running Horse Realty (#:43)

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