

MLS #: R10019644A (Active) List Price: \$379,500

845 Hwy 20 Basin, WY 82410



House Type: Stand-Alone House
Levels: Bi-Level
Bedrooms: 3
Total # Baths: 2
Apx Year Built: 1930
Apx Total SqFt: 2232
Additional Living Units: No
Basement: Yes
Basement Entry: Interior Only
Basement Type: Partial
Basement Completion: Not Finished

Area: S Big Horn Out of Town
Subdivision: None
School District: Big Horn County District #4
Apx Miles from Town: 0.5

Apx Above Grade SqFt: 1336 Apx Below Grade SqFt: 896 # Full Baths: 2 # Half Baths: 0 # 3/4 Baths: 0

Natural Gas Company: Wyoming Gas Electric Company: Rocky Mountain Power

Sewer: Septic Tank Primary Water Type: City Cooling Type: Central Air

Primary Heat: Forced Air Secondary Heat: Stove Primary Fuel Type: Natural Gas Secondary Fuel Type: Wood

HOA: No

Irrigation: Yes Irrigation Fees \$: 120 Irrigation Company: Big Horn Canal

BldgType: Detached Garage BldgSize: 672 BldgCnst: Frame BldgYrB: 1979 BldgDesc: Detached Garage

BldgType2: SHOP/Barn BldgSz2: 1496 BldgCnst2: Frame BldgYrB2: 2000 BldgDsc2: POLE

Room Type	Level	Sz/Desc	Room Type	Level	Sz/Desc	Room Type	Level	Sz/Desc
Full Bath	Second		Bedroom	Second				
Full Bath	Main		Bedroom	Second				
Laundry	Main							
Living Room	Main							
Kitchen	Main							
Bedroom	Main							

Inclusions: Gas Stove, Refrigerator, Washer/ Dryer, Dishwasher, 2 Wood Stoves, Gas Furnace in Shop, Propane Tank

Exclusions: Owners personal items

Apx Irrigated Acres: 4.5

Apx Deeded Acres: 4.5

Apx Lot SqFt: 196020.00

County Tax ID: 51-93-028-00045

Tax Year: 2022

Total Tax \$: 937.10

Property Rights: Fee Simple

Adj to Public Land: No

River/Stream Front: No

Covenants: No

Detailed Zoning: Basin Mixed Agricultural

Disclosures: No

Legal Description: LOTS 13,14,15 3 BROADMOOR ACRES 28 51 93 4.50 LESS HWY ROW SD164-946 ANT-39 BH-020 as per Big Horn County WY records

RdAccs: Public

RdMaint: Public

RdSrcf: Paved (Asphalt/Concrete)

Construction: Log

Exterior Siding: None

Roof: Composition

Garage/Type Stalls: 2 Stalls, Detached, RV Access/Parking

Exterior Features: Acreage Fenced, Barn, Cable, Corrals, Fenced Yard, Garden, Horse Property, Irrigated, Kennel, Landscaping, Loafing Shed, Natural Gas to Property, Outbuilding(s), Production Ground, Shop, Storage

Patio/Deck/Porch: Covered, Porch

Heating Stove Type: Wood

Fireplace Type: Wood

Interior Features: Breakfast Nook, Garage Door Opener, Pantry, Walk-in Closet(s)

Lot Features: Level

Views: Mountain(s)

Comments: Beautiful home with 4.5+/- irrigated acreage next door to Basin, and less than 1 block to County fairgrounds with access to indoor and outdoor arena -great place for kids and animal projects! Large 2 car garage with tons of enclosed cabinets and shelving, attached chicken coop and dog run. Home has new furnace, all new kitchen appliances, new washer and dryer, new carpeting and paint. 3 bedrooms and 2 full baths. Home has natural gas heat and wood stove. Basement has built in shelving, chore sink, extra refrigerator. Water is artesian from mountains. Sewer lines were cleaned and scoped recently. Shop/Barn is spacious, a handyman's dream, wired for welders and plumbed for air lines, also with water hydrant and bathroom, heated with propane (tank included) and wood stove -and a large overhead door. Attached Barn has stalls, and loafing area, and a tack room with 6 saddle racks and halter, bridle hangers, everything can be locked up securely. Outside holding pens and water points there also. Pastures are cross fenced and irrigated with open ditches. Many mature Pine trees, Pear Trees, Apple Trees, Peach Trees. Nice garden area, beautiful lawn area with many bushes and shrubs, Nice covered porch

Directions to Property: South out of Basin, approx .5 mile or less on your left to 845

Office Name: Running Horse Realty (#:43)

Listing Office: Running Horse Realty (#:43)

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