

Parker Realty presents...

113 Abel Drive
(Abel Island)
Guttenberg, IA



Listing Price:	\$375,000	Lot Size:	90 x 92
Taxes:	\$3418 yr	Year Built:	1993
Square Feet:	936 sq Ft Main level	Garage:	2 Car Attached
Basement:	936 sq ft Ground Level	Heat:	Nat/Gas Central A/C
Bedrooms:	2 Main floor	Bathrooms:	2 Full baths

Parker Realty
510 Herder Street Guttenberg, Iowa 52052
Business Phone: (563) 252-4406 Cellular Phone: (563) 880-0273
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School District	Clayton Ridge	Utilities:	Private well and Septic
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LISTING AGENT: Dan Parker – cell: 563-880-0273

Mississippi River Property - Waterfront Abel Island home with water access and dock frontage.

This 2 bedroom raised ranch sits on the west tip of Able Island with an oversized lot, upper main level deck and ground level covered concrete patio with Hot Tub. Redone main level has open Kitchen and Living room floor plan, updated kitchen, newly updated main bath and main floor laundry. Ground level is all open with 2 front facing garage doors and 1 water facing garage door in the rear, a ground level bathroom with shower.

Large outside concrete driveway for parking, and concrete covered patio surrounding south and west sides of the ground level. Includes you own personal dock for boating.



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