

*Parker Realty presents...*

# 184 Abel Drive Guttenberg, IA



|                       |                           |                     |                 |
|-----------------------|---------------------------|---------------------|-----------------|
| <b>Listing Price:</b> | \$369,000                 | <b>Lot Size:</b>    | 75 x 114        |
| <b>Taxes:</b>         | \$3666 yr                 | <b>Year Built:</b>  | 1958<br>updated |
| <b>Square Feet:</b>   | 1140 Sq Ft<br>Upper level | <b>Lower Level:</b> | 780 Sq Ft       |
| <b>Bedrooms:</b>      | 3                         | <b>Bathrooms:</b>   | 2               |

Parker Realty  
510 Herder Street Guttenberg, Iowa 52052  
Business Phone: (563) 252-4406 Cellular Phone: (563) 880-0273  
Licensed in Iowa  
[www.danparkerrealestate.com](http://www.danparkerrealestate.com)

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|                        |                      |                   |                                |
|------------------------|----------------------|-------------------|--------------------------------|
| <b>School District</b> | <b>Clayton Ridge</b> | <b>Utilities:</b> | Private septic and shared well |
|------------------------|----------------------|-------------------|--------------------------------|

**LISTING AGENT: Dan Parker – cell: 563-880-0273**

Amazing Mississippi River Waterfront home on Abel Island. This 2 level riverfront property has 1900 plus square feet of living area with a large wrap around upper level deck and new lower level cement patio to enjoy the River front. Have your own private dock and access for your weekend enjoyment. Home has been totally updated with newer windows, new furnace and A/C unit, updated wiring and water system. Living facing the Mississippi River has all windows front with amazing uninterrupted view.



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