

***Parker Realty presents...***

**260 Mallard Lane  
(Wille Resort)  
Garnavillo, IA**



<b>Listing Price:</b>	<b>\$127,000</b>	<b>Lot Size:</b>	<b>48 x 108</b>
<b>Taxes:</b>	<b>\$662 yr</b>	<b>Year Built:</b>	<b>1975</b>
<b>Lot Lease:</b>	<b>\$1500.00</b>		
<b>Square Feet</b>	<b>680 Sq Ft</b>	<b>Garage:</b>	<b>None</b>

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>Basement:</b>	none	<b>Heat:</b>	Forced air
<b>Bedrooms:</b>	2	<b>Bathrooms:</b>	1
<b>School District</b>	Clayton Ridge	<b>Utilities:</b>	Private Septic Well water

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

2 Bedroom Ranch style home located in the river resort of Frenchtown on the 1<sup>st</sup> road closest to the Mississippi River.

Home has been totally remodeled from interior to exterior. Some of the upgrades include all new flooring(hardwood in living areas and carpet in bedrooms) all new windows, complete kitchen with custom cabinets, granite counter tops, new bath, all new entry doors, new exterior insulation and wrapping and vinyl siding and updated roof on 2014. All electrical updated with new box and breakers.

1 stall attached garage with back yard access and rear patio area, new cement approached to front of home.

Home will include furnishings with the sale!

Don't miss this one if your looking for a turn key resort home.



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