

# For Rent!



**Rent: \$ 650/month**

**Address:** 407 S 2nd Ave., Washington, IA 52353

**Available:** Immediately

**Lease Term:** Negotiable

**Security Deposit:** \$650

**Utilities/Deposits:** Gas, Elec, & Water/Sewer/Garbage - Paid by Tenant

**Lawn Care & Snow Removal:** Tenant Provides

**Additional Terms:** No Pets, No Smoking

**Lot Size:** 33' X 132'

**School District:** WASHINGTON

**Year Built:** 1921

**Style/Const:** 1 1/2 Story Frame

**Basement:** Full/Main, Partial/Add - Unfin

**Exterior:** Shingles - Main, Aluminum - Porch

**Roof:** New Metal in Fall 2013

**Foundation:** Block

**AGF Sq Ft:** 1,209



	<u>Bsmnt</u>	<u>Lvl 1</u>	<u>Lvl 2</u>	<u>Dimensions</u>	<u>Floor Covering / Other</u>
<b>Bedrooms:</b>		1		13'2" x 9'6"	Carpet / Closet, 3/4 Bath
			2	16'3" x 11'4" 16'3" x 9'7"	Wood / Closet Wood / Closet
<b>Bathroom :</b>		3/4		7' x 6'	Vinyl / In Main Floor BR
			1	7'10" x 5'8"	Carpet / Clawfoot Tub
<b>Kitchen:</b>		X		11'6" x 9'7"	Vinyl
<b>Dining Rm:</b>		X		13' x 11'4"	Carpet / Ceiling Fan
<b>Living Rm:</b>		X		20'11" x 11'6"	Carpet
<b>Enclosed Front Porch:</b>		X		17'9" x 7'5"	Carpet
<b>Garage:</b>				312 sq ft	Shared Drive & Single-car, Detached Workbench w/Cupboards, Pull Down Stairs to Storage



**Appliances:** Electric Stove w/Hood Fan, Garbage Disposal, Dryer

**Heating:** Gas Forced Air - Janitrol

**Cooling:** Window A/C

**Water Heater:** Gas, 30 Gallon

**Water Supply:** City

**Sewer/Septic:** Sewer

**TV Hookups:** Antenna



208 W. Main St., PO Box 113, Wayland, IA 52654-0113

**Call Toll Free!**  
**1-877-956-4505**

**Jo Trabert**

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