

*Parker Realty presents...*

## 15 River Ridge Rd. Guttenberg, IA



<b>Listing Price:</b>	\$268,000	<b>Lot Size:</b>	2.7 acres m/l
<b>Taxes:</b>	\$2942	<b>Year Built:</b>	2001
<b>School District:</b>	Clayton Ridge	<b>Garage:</b>	34 x 30 attached
<b>Building Size:</b>	2025 sq ft main floor	<b>Heat:</b>	LP Gas Central A/C
<b>Bedrooms:</b>	3	<b>Bathrooms:</b>	2 full

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>	<b>Full – Partial Finished</b>	<b>Utilities:</b>	<b>Private Well and Septic</b>
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**Listing Agent: Dan Parker cell: 563-880-0273**

This all brick 1 story with full south facing walkout basement sits on 2.7 acres m/l with a view of the south Mississippi Channel.

Home has all Hardwood floors on main story living area and 9 ft ceilings

Solid Oak 6 panel doors

2 wood fireplaces

Oak cabinets

All walk-in closets

Laundry on main floor off kitchen with mud room

2 full baths on main floor and plumbed in lower level

Master bath has separate shower and large tub

Water softener and LP tank owned

3 stall garage up and lower garden garage below

Home is in River Ridge Acres subdivision with hard surface roads

**Home has many more features and is beautiful!**



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