

Peterson Land & Auction^{LLC.}

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Address: 301 S Courtland—Chamberlain

Listing Price: \$105,000

Property Features: Great downtown property consisting of a three bedroom home with masonry exterior, and a shaded, well-manicured lot. Located just a short distance from the Chamberlain business district.

Legal Description: Lots 12, 13 and 14, Block 31, First Addition, Chamberlain

Property Taxes: \$ 1940.12 (2007)



House Information

Structure type: Single family
Total Bedrooms: 3
Roof: Asphalt Shingles
Floors: Vinyl, Carpet
Water: City

Year Built: 1949
Total Baths: 1 3/4
Windows: Dbl hung
Heating: LP Furnace

Lot size: 132' x 120'
Siding: Masonry
Wood work: Painted/pre-finished
Cooling: Central Air

Features

Truly a rare opportunity to purchase a "downtown" home with a lot big enough to build a large garage, play system or so much more! You will love the shade provided by the mature trees and the big lawn featuring an irrigation system.

Dimensions

Main Floor

Main Floor Sq. Ft.: 1280 Sq. Ft.
Living room: 13' x 17' Carpet
Kitchen: 10' 6 x 13' Vinyl
Dining: 9' 7 x 13' Carpet
Bedroom 1: 10' 7 x 10' 9 Carpet
Bedroom 2: 9' 2 x 13' Carpet
Bedroom 3: 9' 7 x 13'
Bath 1: Full Vinyl

Basement

Total Sq. Ft.: 1280 Sq. Ft.
Eat-In Kitchen: 7'8 x 15'
Living Room: 13' 9 x 15'
Bonus Room 1: 10' 3 x 12'
Bonus Room 2: 10' x 12' 3
Bonus Room 3: 9' 8 x 10'
Utility Room: 10' x 12'
Storage Room: 10' x 12'
Foundation: Block

Features: Lots of potential. If you need a larger home with more room or the possibility of a two unit rental then this house provides those options. Property is currently zoned single family.

Carport/Garden shed

Carport: 15' x 20'
Garden shed: 12' x 14'



Personal Property Included: Dishwasher, Storage shed

All sizes are approximate. Information obtained is from sources deemed reliable, but not guaranteed. No warranty-implicit or expressed.

