



Offered By:



325 W. Platte Avenue, Fort Morgan, CO
Office: (800)889-7816 ~ Fax: (970)867-0801
Website: www.mcfeeders.com



Jackie Reyman
Associate Broker

Information contained herein is from sources we believe are reliable, but such information is not guaranteed or warranted. McFeeders Realty, Appraisal & Management, LLC and Seller assume no responsibility for omissions, corrections, withdrawals or prior sales. McFeeders Realty, Appraisal & Management, LLC will be acting as an Agent of the Seller, with the duty to represent the Seller's interest, or as a Transaction Broker.



McFeeders

REALTY APPRAISAL & MANAGEMENT

(970)867-7816

~ www.mcfeeders.com

\$95,000.

MO-CO



This 2 Bedroom, 1 Bath Home on 2+ acres with a Hog Shed and small Milk Barn is a great starter home or income property.

Has a private well * Zoned Residential & Agricultural*
Partially fenced * Lots of room for a Garden * Horses Allowed

14425 County Road 15 | Ft. Morgan | CO



Property Information

Approx Acres: 2.23

Year Built: 1943

Total Sq. Ft.: 1248

Finished Sq. Ft.: 1152

Bedrooms: 2

Bathrooms: 1

Taxes: \$640 in 2010

Zoning: Residential; Agricultural (exemption)

Construction: Wood/Frame

Garage Type: Detached

Garage Spaces: 1

Water: Well

**Electric: Morgan County REA
(no propane)**



Great Starter Home!

2 bedroom, 1 bath, 1,152 sq. ft. home with an unfinished basement. New paint, carpet and roof in 2010. Well appointed, 624 sq. ft. detached garage, fenced yard, mature landscaping, and several out buildings! Just 6 miles South of Fort Morgan on paved county road. Must see!

Terms

Earnest Money: \$500. Payable to McFeeders Realty, Appraisal & Management, LLC

Financing: Cash, Conventional, FHA

Disclosure: Owner is a Licensed Real Estate Broker in the State of Colorado