

1055 S. Range Ave. PO Box 508
Colby, KS 67701
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HomeLand
REALTY AUCTION
"Western Hospitality"

\$210,000

480 Lawrence Drive - Colby, KS

This home is located on a corner lot with a 2-car detached garage.

The yard offers a privacy fence to enjoy the beautiful back yard and patio.

This single level home is perfect for those who want to eliminate stairs or a first-time home buyer!

Call Marilyn to schedule a tour!



Property Information:

Property Type/Zoning: Residential
Property Sub Type: Single Family Res.
Built: 1962
Construction: Brick
Stories: One-Story
Total Sq Ft: 1,556
Price/Sq Ft: \$134.00
Approx. Lot Size: 9,517 Sq Ft
Heating: Central Heat
Cooling: Central Air/Refrig

Average 12-Month Utilities

Gas: \$77.00
Electric, Water, Sewer, Trash: \$142.00

2024 Taxes: \$2,961.32

Main Level (1556 Sq. Ft.)

Living Area	21 x 14.4
Dining Room	12.10 x 9.11
Kitchen	17.7 x 12.11
Bedroom 1	14.2 x 12.3
Bedroom 2	12 x 8.4
Office /Den / Nursery	9.8 x 6
Bathroom (full)	9.8 x 5
Bathroom (half)	3 x 5
Utility Room/Laundry	6.5 x 5.2

Personal Property Included

Refrigerator, Wall Oven, Stove Top,
Washer and Dryer, Dishwasher,
Ceiling Fans, Window Coverings,
Fireplace Tools, Bar Stools Garage
Door Opener and Storage Shed.
All personal property ("AS IS".)



Marilyn Meyer
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REALTOR® EQUAL HOUSING OPPORTUNITY

Legal Description: All of Lot Three (3), Block Three (3), Prairie Heights Addition to the City of Colby, Kansas.

Ready For Your Personal Touch!

- Single level
- Fireplace
- Covered front porch
- Located on a corner lot
- Roof replaced (2018)
- New Furnace (2023)
- Windows replaced in bedrooms, bathrooms and 2 small front windows (8 total - 3 in 2006 and 5 in 2007)
- Plenty of off street parking
- Well maintained yard
- Underground sprinklers
- Privacy fence (back yard)
- Storage Shed

Information has been obtained from sources deemed reliable. Broker does not guarantee.

