

104 Hilltop Drive
Charles City, Iowa 50616



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MLS# 20260738



\$245,000

4 Bedrooms | 1.5 Bathrooms | 1,852 Sqft

Ideally situated in a desirable Charles City location, this well-maintained one story home offers 1,852 square feet of finished living space on the main level, highlighted by spacious, well-proportioned rooms and a functional layout designed for comfortable everyday living. The front-facing living room provides abundant natural light and welcoming curb appeal, while the generously sized kitchen features ample cabinetry and convenient walkout access to the backyard—perfect for indoor-outdoor entertaining. A separate family room adds additional living and gathering space. The main level includes 4 bedrooms and 1.5 baths, offering flexibility for family, guests, or home office needs. The unfinished lower level is open and expansive, presenting excellent potential for future finish, including a radon mitigation system and an existing bathroom area ready for completion. Significant updates include new shingles, siding, and gutters (2025), water heater (2024), and furnace and central air (2018), providing added value and peace of mind. Exterior amenities include an impressive 18' x 40' wood deck and privacy-fenced backyard, ideal for relaxing or entertaining. Located on a quiet cul-de-sac with no through traffic, this property combines comfort, updates, and a sought-after setting—an exceptional opportunity ready for its next owner.



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