

308 9th St
Allison, IA 50602



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MLS# 20263283



\$150,000

5 Bedrooms | 1 Bathroom | 1,520 Sqft

Welcome home to this spacious 1,520-square-foot ranch offering five bedrooms and one bathroom, all conveniently located on the main level. Situated on a private 63' x 125' lot, the property is surrounded by mature shade trees and beautiful flowering landscaping, creating a peaceful backyard retreat. Inside, you'll find thoughtful updates throughout, including a 456-square-foot addition completed in 2012. The addition included two bedrooms, a formal dining room featuring a sliding glass door that opens to the deck and backyard-perfect for entertaining or enjoying your outdoor space. The south-facing living room is filled with natural light from a large picture window and flows into the kitchen, creating a comfortable and welcoming living area. Additional improvements include replacement windows, updated HVAC, and a basement waterproofing system complete with drain tile and a sump pump for added peace of mind. The lower level provides abundant storage and future finishing potential with a three-quarter bathroom already roughed in. You'll also appreciate the matching high-efficiency washer and dryer, water softener, and reverse osmosis water filtration system that are included with the home. An attached one-stall garage offers convenient parking along with extra room for tools, lawn equipment, or recreational gear. With



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