

1102 S Federal Ave
Mason City, IA 50401



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MLS# 260674



\$82,500

2 Bedrooms | 1 Bathroom | 1,872 Sqft

BRING YOUR TOOLBOX AND YOUR IDEAS—THIS ONE IS READY FOR ITS NEXT OWNER! Whether you're a first-time buyer looking to build equity or an investor searching for a project with potential, there's plenty of opportunity here. The main level flows from a large living room into a separate dining space, then continues into the kitchen with adequate cabinetry and counter space, tile backsplash, and stainless steel refrigerator. A full bathroom rounds out the main floor, while upstairs you'll find generously sized rooms ready to become bedrooms, an office, or whatever fits your plans. Outside, the corner lot offers a fenced yard with mature shade trees, a covered front deck, and an attached garage for parking or extra storage. With some hands-on work, creativity, and the right game plan, this property could become a comfortable home or a worthwhile investment. Bring your vision and see what you can create here!



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