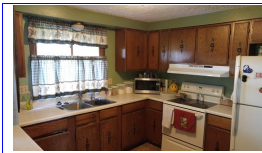


# 518 Circle Drive, Tracy



**Listing Price:** \$71,000      **MLS #:** 6025004  
**Ground Floor Area:** 936 square feet  
**Parcel #:** 31-160007-0  
**Legal Description:** Lot 7, Block 1, Donaldson's Hillside Addition, Lyon County, MN  
**Taxes:** \$1,036.00 (2016)    **Assessments:** \$45.00 (inc)  
**Lot Size:** 86' x 120'  
**Age:** 1978  
**Construction:** Modular  
**Siding:** Masonite  
**Roof:** Gable – Asphalt (2001)  
**Condition:** Normal  
**Basement:** Partial basement with tuck-under garage  
**Garage:** Single car tuck-under  
**Windows:** Casement  
**Driveway:** Concrete  
**Heating/Cooling:** Natural gas forced air, Central AC  
**Laundry Area:** Lower level in utility room  
**Deck/Patio/Fence:** Covered, open back porch  
**Ceiling Insulation:** Batting  
**Wall Insulation:** Unknown  
**Floor Covering:** Carpet, vinyl & duraceramic

**Upper Level**

<b>Living Room</b>	<b>12' x 15'</b>	<b>Kitchen</b>	<b>10' x 11'</b>
<b>Dining Room</b>	<b>10' x 11'</b>	<b>Bedroom</b>	<b>10' x 14'</b>
<b>Bedroom</b>	<b>11' x 11'</b>	<b>Full Bath</b>	

**Lower Level**

<b>Bedroom</b>	<b>8' x 15'</b>	<b>Family Room</b>	<b>14' x 16'</b>
<b>Laundry &amp; Utility Room</b>		<b>3/4 Bathroom</b>	

**Additional Information:** Wood burning fireplace in basement family room, 100 amp breaker electrical service, Owned water softener, Water heater uses electricity, 2 ceiling fans inside and 2 more in back porch

**Inclusions:** Stove, Refrigerator, Sump Pump, Backyard Storage Shed

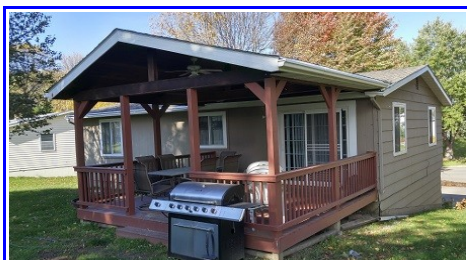
## KNAKMUHS REAL ESTATE

154 Third Street, Tracy, MN

Telephone #: 507-629-4618

[www.knakmuhsagency.com](http://www.knakmuhsagency.com)

Information deemed reliable but not guaranteed



Covered open back porch