



119 South 7th Street, St. James, MN 56081  
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<b>Address:</b>	709 2nd Street SW Madelia, MN 56062	<b>Living Room:</b>	12'4" x 20'	<b>Heating System:</b>	FA NG
<b>Type:</b>	Ranch	<b>Kitchen &amp; Eating Area:</b>	9'6" x 14'6"	<b>Air Conditioning:</b>	Central
<b>Owner:</b>	Hansen Estate	<b>Cabinets:</b>	Fir - Painted	<b>Electrical Service:</b>	200 Amp CB
<b>Age of Home:</b>	64 +/- Years	<b>Bedroom:</b>	9'4" x 12'8"	<b>Water Heater:</b>	40 Gallon NG
<b>Lot Size:</b>	60' x 140'	<b>Bedroom:</b>	10'4" x 13'	<b>Water Softener:</b>	Owned, Unk. If works
<b>2025 Taxes:</b>	\$1,652 NHS	<b>Bedroom:</b>	11'4" x 12'6"	<b>Detached Garage:</b>	24' x 26'
<b>Spec. Assess.:</b>	\$38 Recycling	<b>Baths:</b>	1	<b>Roof:</b>	Asphalt
<b>1st Floor Sq Ft:</b>	1,040	<b>Shower:</b>	1	<b>Exterior:</b>	Masonite
<b>Basement:</b>	1,040			<b>Interior Trim:</b>	Fir
				<b>Interior Walls:</b>	Sheetrock
				<b>Wells:</b>	None Known

**Features:** This property is located in the southwest part of Madelia. One-story rambler featuring a spacious kitchen and eating area, nice sized living room, three bedrooms with hardwood floors and full bath. Full basement, shower in the basement is unfinished but could be finished if desired, newer forced air natural gas furnace with central a/c, attached air purifier, 200-Amp circuit breaker electrical service, 40-gallon natural gas water heater. Large 24' x 26' two-stall garage and 6' x 6' utility shed located in the back of the lot. Exterior has Masonite siding, asphalt shingles, and garage has vinyl siding. This property needs renovation and redecorating, and is located in a well-established residential area. Selling property AS IS.

**Legal Description:** Lot 8, Block 13, Original,  
City of Madelia

**Parcel:** 17.100.1020

**Price:** \$139,900



For more information call or stop in at Mayberry Realty  
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Remarks: The information on this sheet is believed to be accurate, but we are not responsible for any errors regarding this information.