

798 E. DUNN HILL

FORT SUMNER, NM



AN EXCLUSIVE LISTING OF



FALLON-CORTESE LAND



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ranchseller.com

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A NICE RANCH STYLE BRICK, 2 BEDROOM, 1 BATH, 1881 +/- SQ FT HOME IS ON APPROXIMATELY 1 ACRE OF LAND AND READY FOR A NEW OWNER. THE HOUSE HAS A SHINGLE ROOF, THE PATIO HAS A METAL ROOF AND THE HOME WAS REMODELED SOME YEARS AGO WHICH ADDED MORE SQUARE FOOTAGE.

SCATTERED AROUND THE PROPERTY ARE 4 PECAN, 1 APRICOT, 1 MULBERRY, A COUPLE OF JUNIPER TREES AND GRAPE VINES. ON THE COOL EVENINGS YOU CAN SIT OUTSIDE AND ENJOY THE NICE PATIO.

THE HOUSE IS HEATED WITH NATURAL GAS HEATERS, IS DUCTED FOR A SWAMP COOLER ON THE ROOF AND HAS REFRIGERATED AIR IN THE DINING ROOM.

RECENTLY BUILT WAS A DETACHED, INSULATED 24X24 GARAGE WITH ROLL-UP DOOR AND WALK-THROUGH DOOR. THERE IS ALSO AN INSULATED RAILROAD CAR, A CHICKEN COUP AND A SHED TO PARK YOUR RV IN.

THE PROPERTY IS LOCATED IN THE VILLAGE OF FORT SUMNER WITH WATER, SEWER AND WASTE PICK-UP. IT IS FENCED AND ALSO HAS A DOMESTIC WATER WELL.

TAXES: \$386.02 FOR YEAR 2017

THIS IS A MUST-SEE PROPERTY LOCATED IN A NICE NEIGHBORHOOD.

PRICE REDUCED:

\$75,000.00









