



**\$415,000**

## **SIDNEY, NE,**

<https://wolffpakre.com>

Beautiful 5 bed/3 bath home with an open floor plan designed for comfortable living & easy entertaining. The main living area features coffered ceilings and flows seamlessly into the kitchen, complete with quality finishes & workspace for cooking & gathering, and to the backyard patio. Convenient main floor laundry adds to the home's practical layout. [...]

- SINGLE FAMILY
- RESIDENTIAL
- ACTIVE

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## **Rooms & Units Description**



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**Bedroom: Main:** 3  
**Mstr Bdrm: Level:** M  
**Bedroom 2: Level:** M  
**Bedroom 3: Level:** M  
**Bedroom 4: Level:** B  
**Bedroom 5: Level:** B  
**Baths: Main:** 2

**Bedroom: Basement:** 2  
**Mstr Bdrm: Size:** 13x13  
**Bedroom 2: Size:** 11x10  
**Bedroom 3: Size:** 11x12  
**Bedroom 4: Size:** 11x15  
**Bedroom 5: Size:** 12x15  
**Baths: Basement:** 1

**LIVING ROOM:**  
LAMINATE

**Living Room: Size:** 18x14

**DINING ROOM:** KIT/DIN  
COMBO,SLIDING GLASS  
DOOR,LAMINATE

**Dining Room: Size:** 10x8

**FAMILY ROOM:**  
LAMINATE

**Family Room: Level:** B

**Family Room: Size:**  
30x16

**KITCHEN:** GAS RANGE,DISHWASHER,GARBAGE  
DISPOSAL,REFRIGERATOR,MICROWAVE,PANTRY,KITCHEN VENT,EAT-  
IN,LAMINATE

**Kitchen: Size:** 10x12

**OTHER ROOMS:** OFFICE

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## Location Details

**Property Area:** SIDNEY NE

**STREET/ROAD:** PAVED,CITY  
MAINTAINED,SIDEWALK

**LANDSCAPING:** AUTO SPRINKLER,GOOD,PVC  
FENCE

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## Property Details

**STYLE:** RANCH

**SQ. FT. ABOVE GROUND:** 1401-1600

**APPROX. AGE:** 11-15 YRS

**PARCEL #:** 170197924

**AUCTION:** NO

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## Property Features



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**GARAGE CAPACITY:** THREE

**BASEMENT:** YES, FULL, FULLY FINISHED

**ROOF:** ASPHALT

**EXTERIOR FEATURES:**  
HARDBOARD, PATIO, GUTTERS

**WATER HEATER:** GAS, 40 GAL+

**CONSTRUCTION:** FRAME

**GARAGE TYPE:** ATTACHED

**UTILITIES:** CITY WATER, CITY SEWER, NATURAL GAS, ELECTRICITY

**LAUNDRY:** MAIN, LAMINATE, WASHER, DRYER

**HEATING/COOLING:** GAS FORCED AIR, CENTRAL AIR

**INTERIOR SPECIAL FEATURES:** GARAGE DOOR OPENER, WATER SOFTNER OWNED, WALK IN CLOSETS

**POSSESSION:** AT CLOSING

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## Fees & Taxes

**TAXES:** \$4,855

**TAX YEAR:** 2025

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## Courtesy of

**Office Name:** Wolff Haus Real Estate, CALL AGENT, LOCK BOX, APPOINTMENT ONLY



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