



**\$320,000**

## **SIDNEY, NE,**

<https://wolffpakre.com>

Golf Course Living at Its Best! This spacious brick home offers convenient access to the golf course right outside your door. The inviting interior features a fireplace, generous kitchen, & comfortable family room with a bar area, perfect for entertaining or relaxing. Outside, a versatile shed with double overhead doors provides convenient golf cart storage. [...]

- SINGLE FAMILY
- RESIDENTIAL
- ACTIVE

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## **Rooms & Units Description**



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Phone: 3082493088

**Bedroom: Main:** 2

**Mstr Bdrm: Level:** M

**Bedroom 2: Level:** M

**Bedroom 3: Level:** B

**Bedroom 4: Level:** B

**Baths: Main:** 1.5

**LIVING ROOM:** FIREPLACE,LAMINATE

**DINING ROOM:** FORMAL,SLIDING  
GLASS DOOR,LAMINATE

**FAMILY ROOM:** BAR,TILE

**Family Room: Size:** 24.5x24

**Kitchen: Size:** 13.5x17

**Bedroom: Basement:** 2

**Mstr Bdrm: Size:** 13.5x15

**Bedroom 2: Size:** 12x12

**Bedroom 3: Size:** 9x12.5

**Bedroom 4: Size:** 12.5x13

**Baths: Basement:** 1.5

**Living Room: Size:** 13x25.5

**Dining Room: Size:** 11.5x17

**Family Room: Level:** B

**KITCHEN:** ELECTRIC RANGE,DISHWASHER,GARBAGE  
DISPOSAL,REFRIGERATOR,KITCHEN VENT,LAMINATE

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## Location Details

**Property Area:** SIDNEY NE

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

**LANDSCAPING:** AUTO SPRINKLER,WOOD  
FENCE,ESTABLISHED YARD

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## Property Details

**STYLE:** RANCH

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

**APPROX. AGE:** 61+

**AUCTION:** NO

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## Property Features



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**GARAGE CAPACITY:** ONE

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

**ROOF:** ASPHALT

**EXTERIOR FEATURES:** BRICK,STORAGE SHED,PATIO,DOG RUN,GUTTERS

**WATER HEATER:** GAS,50 GAL+

**CONSTRUCTION:** FRAME,BRICK

**GARAGE TYPE:** ATTACHED

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

**LAUNDRY:** BASEMENT,TILE

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

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

**POSSESSION:** AT CLOSING

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## Fees & Taxes

**TAXES:** \$3,565

**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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