

**Duplex - Algona**  
**1314 East Call Street     \$225,000**  
**3 Bedrooms Each 1,968 above grade sq ft**  
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PROPERTY TYPE  
 LOT SIZE  
 EXTERIOR  
 AGE  
 FOUNDATION  
 BASEMENT  
 ROOF  
 HEAT TYPE  
 AIR CONDITIONING  
 GARAGE  
 UTILITIES

Duplex
132 x 132
Steel
1967
Concrete Block
Unfinished
Asphalt
Forced Air Gas
Window Unit
Each has single attached
Depends on tenant
Depends on tenant

**Legal Description:** Lots 2 & 3 Blk 232  
 Calls Add

**REMARKS:** Here is a great opportunity for an investment property. This 2 unit duplex offers 2 separate living spaces with a single attached garage on each end. Each unit offers a kitchen, dining room, living room, 3 bedrooms and a full bath. Each unit has a basement with shower and laundry. You could also buy this and live on one side and rent out the other. Located just a few blocks from Bertha Godfrey schools. Take a look at this property and see the possibilities.



KITCHEN  
 DINING ROOM  
 LIVING ROOM  
 BEDROOMS  
 BATH  
 LAUNDRY

Each Unit Contains	
Main Level	Lower Level
X	
X	
X	
3	
Full	Shower
	X

RANGE/OVEN  
 REFRIGERATOR  
 DISH WASHER  
 MICROWAVE  
 WATER SOFTENER  
 TAXES

AMENITIES
None
None
None
None
None
\$2,078



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