



202 East 3<sup>rd</sup> St.  
Ogallala, NE 69153  
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# FULLER & ASSOCIATES REALTY LLC

*"We make it happen... You make it home!"*

*Information believed to be accurate, but not guaranteed*



**Address:** 1224 Beal Street, Ogallala, NE 69153

**Price:** **\$410,000.00**

**Legal Description:** LOT 1 SCHROEDER'S 1<sup>ST</sup> ADD, Ogallala, Keith County, NE

**Bedrooms:** 4 + 1

**Baths:** 3.5

**Style:** 2 Story

**Age:** 1976

**Total Sq. Ft.** 2,952

**Main Level:** 1,184

**Upper Level:**  
884

**Lower Level:** 884

\*Square footage amounts based on Keith County Assessor's Property cards and have not been verified by Realtor. There is no guarantee of accuracy and all measurements should be verified by buyer prior to purchasing.

Room:	Dimensions:	Level:	Appliances:		Other Info:	
Living Room:	12.11 x 21.3	M	A/C:	2	% Fin. Basement:	90%
Dining Room:	11.2 x 12.11	M	Heat:	2	Porch:	Yes
Kitchen:	14.4 x 11.10	M	Fire Place:	1 Insert-Gas	Patio:	Yes
Breakfast:			Refrigerator:	2 + Freezer	Deck:	12 x 22
Family Rm 1:	23.7 x 11.9	M	Dishwasher:	1	Garage:	2 car
Utility Room:	5.1 x 6.10	M	Disposal:	Yes	Garage Type:	Attached
M.Bedroom 1:	14.10 x 12.8	U	Range Plate:	Yes -36"	Garage Opener:	Yes
Bedroom 2:	10.5 x 10.5	U	Range Hood:		Roof:	Asphalt
Bedroom 3:	10.5 x 9.7	U	Wall Oven:	Yes	Exterior:	Dia Kot
Bedroom 4:	14.1 x 9.11	U	Microwave:	Yes	UGS:	Yes
Bed or Off 5:	11.6 x 17.2	L	Carpeting:	Yes	Windows:	Vinyl
Family Rm 2:	20.4 x 12.5	L	H & D Curtains:	Yes	Doors:	Comp
M Bath:	15.7 x 6.8	U	Washer:	Yes	Taxes:	3,094.30
Bath 1:	3 x 6.11 ½ B	M	Dryer:	Yes	Avg. Util. (Gas):	137.24 m
Bath 2:	7.4 x 7.10	U	Smoke Det.:	Yes	Avg. Util. (Elec):	155.60 m
Bath 3:	11.1 x 5.7	L	Water Heater:	Yes	Lot Size:	98 x 120
Furnace Rm:	5.5 x 12.2		Water Softener:	Yes- Osmosis	Zoning:	SF
Storage Rm	11.4 x 11.11	L	Freezer	Yes	Hot Tub	Yes

**Remarks:** A remarkable family home on the top of Beal Street with four bedrooms, an office (possible 5<sup>th</sup> bedroom) and three and ½ baths along with many outstanding features. Interior repainted in 2022. The kitchen/dining/main floor utility area features custom Crystal hickory cabinets, a large island with cooktop, quartz countertops, and newer stainless appliances. The manicured home features an Anderson bow window with other windows and sliders triple paned Bristol windows. Interior features include a removable Bruno curved stair glide, 2 family rooms (one with a Mendota gas fireplace insert), new master bath Onyx walk-in shower, and programmable thermostats. All ductwork and carpets have been cleaned. Newer exterior Diamond Kote siding. Exterior features a Juliet balcony, a raised vinyl deck with Pergola roof, a Trex deck with 2020 Hot Springs Sovereign salt system hot tub, underground sprinklers, and drip irrigation system. Double garage is heated with shelving and workbench. 200-amp electrical system. Please call for appt to see this beautiful, one of a kind Ogallala home.

**Owner:** Todd & Kandace Adams

<b>Occupied:</b> No	<b>Renter:</b>	<b>Phone:</b> 308-464-1122
<b>Key:</b> Call Roger	<b>Listing Agent:</b> Roger C. Rankin	<b>Listing Date:</b> 8/31/22