



Address:	1435 East 6 , Ogallala NE 69153				Price:	\$319,900.		
Legal Description:	Lot 16 Blk 9 Cure's 4 th Add 1—16 STR (5 13 38)							
Bedrooms:	3 + 1	Bathrooms:	2	Style:	Ranch		Age:	1974
Total Sq Ft:	2,168	Main Level	1,112	Upper Level		Lower Level	1,056	

Room	Dimensions	Level	Appliances		Other Information	
Living Room	20.15 x 17	M	A/C	Central	Finish Basement	95%
Family Room	19.75 x 10.8	L	Heat Type	Heat Pump	Porch	Front
Kitchen	10.19 x 15,3	M		ALL electric	Patio	19 x 12
			Refrigerator	Yes	Garage Size	24 x 28
Dining Room	Included L/R	M	Dishwasher	Yes	Garage Type	Detached
			Disposal	Yes	Garage Openers	Yes
Utility Room	8.9 X 10.9	L	Range	Yes	Roof Type	Asphalt
			Range Vent		Roof Age	
M. Bedroom 1	16.8 X 11.16	M	Oven	Yes	Exterior Type	Metal
Bedroom 2	9.4 X 9.9	M	Microwave	Yes	Sprinkler System	UGS
Bdrm. 3 /Den	8.5 X 9.2	M	Washer	Yes	Windows	Newer energy eff
Bed. 4 NC	10.7 X 12	L	Dryer	Yes	Doors	Oak 6 - panel
			Water Heat.	Electric	Window Coverings	Yes
Bath 1	8.3 X 5.4	M	Water Soft.	Yes - Owned	Taxes	\$2,063.62
Bath 2	10.5 X 5.8	L			Avg. Utility	\$165.00
Bonus Room	8.4 X 9.4	L	Smoke Det.	Yes	Lot size	65 x 123
Bonus Room 2	12.11 X 10.7	L	CO Detect.		Utility Building	16 x 33
Storage Room	7.6 X 7.6	L				

Remarks: Adorable home showing pride of ownership. Loaded with upgrades & extras in a highly desirable neighborhood, close to schools. Spacious layout for functionary & comfort. Main floor has living room, dining area, updated bathroom, 3 bdrms, kitchen has oak cabinetry and granite countertops, stainless steel appliances. Cabinet/bar on wheels stays. Lower level has a family room, bath, 1 non-conforming bdrm and 2 bonus rooms plus storage area & laundry. RV outbuilding is 33 x 16 on cement floor, 220V and 12' overhead door with cement board siding. Garage is a 2 car plus, insulated and heated workshop. A must to see!

Owner:	Olson, David L. & Shelly A.	Occupied:	Yes	Agent's Cell:	308.289.2296
Key:	Lockbox 2	Listing Agent:	Cheri Frosh	Listing Date:	6/17/26

FULLER & ASSOCIATES
REALTY LLC

