1200 CRESCENT DR, WAYNE, NE

PRICED AT

$229,950

PROPERTY EXCHANGE PARTNERS









3 Bedrooms

2 Bathrooms

9,583 sq ft lot

Attached 2-Car Garage

BUILT: 1969

2025 RE TAXES: $ 2,900.06

SIZE: 1,152 finished sf above grade/840 sf below grade

Potential to put your personal touches in this 3-bedroom, 2-bath ranch-style home. Flexible floor plan and the convenience of a 2-car attached garage all in the desirable Westwood location.



AMY SCHWEERS

Broker/REALTOR®

amy@propertyexchangepartners.com

402-833-8038 cell/402-375-2134 office

MAIN LEVEL *1,152 sq ft*

LIVING ROOM: LVP floor, ceiling fan, coat closet
EAT-IN KITCHEN: painted wood cabinets, laminate counter tops, ceramic tile backsplash, electric stove with electric rangehood over, refrigerator, dishwasher, LVP floor
HALLWAY: linen closet
SOUTH BEDROOM: double closets with storage over, carpet, ceiling fan
BATHROOM: vanity with sink, ceramic tile backsplash, toilet, 5' shower
MIDDLE BEDROOM: converted into laundry room, closet, carpet, washer and dryer stay
NORTH BEDROOM: double closets with storage over, carpet, ceiling fan

BASEMENT *840 sq ft finished / 348 sq ft unfinished*

UTILITY ROOM/BATHROOM: unfinished, concrete floor, pedestal sink, toilet, jetted tub/shower, water softener owned, on demand hot water heater with additional gas water heater if preferred
REC ROOM: egress window, carpet
BONUS AREA: carpet, storage closet under stairs
SHELTER/STORAGE: basement under the front porch, unfinished

ADDITIONAL INFORMATION

- **ATTACHED TWO-CAR GARAGE:** 653 sq ft, insulated overhead door (installed in 2022), electric opener and remote, underground sprinkler controls (current owner hasn't used), workshop area, pedestrian doors to both the raised covered front porch and to the back patio
- Radon mitigation system
- Heat pump installed in 2009 with back up high efficiency gas furnace installed in 2018
- 10 solar panels installed on the south roof to save on energy and assists to power the home (installed 2022)
- Due to the age of this home, there may be a possibility of lead-based paint and/or asbestos

INFORMATION IS DEEMED RELIABLE, BUT NOT GUARANTEED