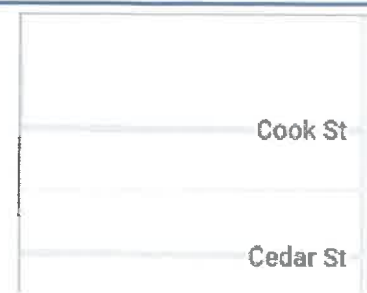


## ALL FIELDS DETAIL



**MLS #** 20252991  
**Class** RESIDENTIAL  
**Type** Single Family  
**County** Fayette  
**Price** \$180,000  
**Address** 120 COOK Street  
**Unit #**  
**City** West Union  
**State** IA  
**Zip** 52175  
**Status** ACTIVE  
**Sale/Rent** For Sale  
**Days On Market** 3



## GENERAL

|                                  |  |                                  |                                 |
|----------------------------------|--|----------------------------------|---------------------------------|
| <b>Zip Code</b>                  | 52175  | <b>Region</b>                    |                                 |
| <b>Price Type</b>                |  | <b>Property Name/Subdivision</b> |                                 |
| <b>Sale Type</b>                 | Normal Sale  | <b>Agent</b>                     | Jared Kent - cell: 563-380-5184 |
| <b>Listing Office 1</b>          | Northeast Iowa Appraisal & RE -<br>OFC: 563-422-3285   | <b>Listing Agent 2</b>           |                                 |
| <b>Listing Office 2</b>          |  | <b>How to Show</b>               | Call Agent / Office             |
| <b>Owner Name</b>                | STACIE RURODEN   | <b>Listing Date</b>              | 6/27/2025                       |
| <b>Expiration Date</b>           | 1/31/2026  | <b>Elementary School</b>         | N Fayette Valley                |
| <b>Middle/Jr High School</b>     | North Fayette Valley   | <b>Sr. High School</b>           | North Fayette Valley            |
| <b>Zoning</b>                    | R-2  | <b>Flood</b>                     | C/X - Not in Flood Plain        |
| <b>Water Type</b>                | City   | <b>Sewer Type</b>                | City                            |
| <b>Fuel Type</b>                 | Natural Gas  | <b>Assessed Value</b>            | \$173,650                       |
| <b>Gross Taxes</b>               | \$2,406  | <b>Parcel #</b>                  | 0708479021                      |
| <b>Township</b>                  |  | <b>Lot Sq Ft</b>                 | 10X58, 52X132                   |
| <b>Acres</b>                     | 0.170  | <b>Lot Dimensions</b>            | 10X58, 52X132                   |
| <b>Reg/Irreg</b>                 | Reg  | <b>Additional Parcel Y/N</b>     | No                              |
| <b>Client Hit Count</b>          | 1  | <b>Agent Hit Count</b>           | 23                              |
| <b>Builder Name</b>              |  | <b>Year Built</b>                | 1955                            |
| <b>Construction</b>              |  | <b>Completion Date</b>           |                                 |
| <b>Manufactured Y/N</b>          |  | <b>Modular Y/N</b>               |                                 |
| <b>Legal Description</b>         | COMM NE CORNER OF LOT 16,<br>BLOCK 2, COOKS ADD, WEST<br>UNION, W 62FT, THENCE S 58FT,<br>E 10FT, S 74FT, E 52FT, N 132FT<br>TO BEG, COOKS ADD, WEST<br>UNION; | <b>House Style</b>               | 1 Story                         |
| <b>Occupant</b>                  | Owner  | <b>Current Rent \$</b>           |                                 |
| <b>Association Fee \$</b>        | \$0.00   | <b>Assoc. Fee Type</b>           | N/A                             |
| <b>Above Grade SqFt</b>          | 1,336  | <b>Main SqFt</b>                 | 1,336                           |
| <b>Finished Below Grade SqFt</b> | 750  | <b>Below Grade SqFt</b>          | 1,120                           |
| <b>Total Finished SqFt</b>       | 2,086  | <b>Garage Stalls</b>             | 3 Stalls or More                |
| <b>Garage SqFt</b>               | 264  | <b>Driveway</b>                  | Concrete                        |
| <b># Bedrooms Upper</b>          | 3  | <b># Bedrooms Main</b>           | 3                               |
| <b># Bedrooms Lower</b>          | 0  | <b>Total Bedrooms</b>            | 3                               |
| <b># Full Baths Upper</b>        | 1  | <b># Full Baths Main</b>         | 1                               |
| <b># Full Baths Lower</b>        | 0  | <b>Total Full Baths</b>          | 1                               |
| <b># 3/4 Baths Upper</b>         | 0  | <b># 3/4 Baths Main</b>          | 0                               |
| <b># 3/4 Baths Lower</b>         | 0  | <b>Total 3/4 Baths</b>           | 0                               |
| <b># 1/2 Baths Upper</b>         | 0  | <b># 1/2 Baths Main</b>          | 0                               |
| <b># 1/2 Baths Lower</b>         | 1  | <b>Total 1/2 Baths</b>           | 1                               |
| <b>Total Baths</b>               | 1.50   | <b>Living Room Level</b>         | Main Floor                      |
| <b>Living Room (LxW)</b>         |  | <b>Dining Room Level</b>         | Main Floor                      |
| <b>Dining Room (LxW)</b>         |  | <b>Kitchen Level</b>             | Main Floor                      |
| <b>Kitchen (LxW)</b>             |  | <b>Family Room Level</b>         |                                 |
| <b>Family Room (LxW)</b>         |  | <b>Master Bedroom Level</b>      | Main Floor                      |
| <b>Master Bedroom (LxW)</b>      |  | <b>Included</b>                  |                                 |
| <b>Not Included</b>              |  | <b>Off Market Date</b>           |                                 |
| <b>Virtual Tour Branded</b>      |  | <b>Virtual Tour 2 Branded</b>    |                                 |
| <b>Associated Document Count</b> | 2  | <b>Condition Rating</b>          |                                 |

**GENERAL**

|                                    |                   |                            |                   |
|------------------------------------|-------------------|----------------------------|-------------------|
| Quality Rating                     |                   | Original Price             | \$180,000         |
| Cumulative DOM                     | 3                 | Search By Map              |                   |
| Tax ID                             |                   | Internet                   | Y                 |
| Update Date                        | 6/27/2025         | Status Date                | 6/27/2025         |
| Showing Start Date                 |                   | Seller Property Disc       |                   |
| Geocode Quality                    | Exact Match       | Picture Count              | 39                |
| Sold Price Per SQFT                |                   | Input Date                 | 6/27/2025 1:13 PM |
| Update Date                        | 6/27/2025 1:13 PM | Unique Property Identifier |                   |
| RESO Universal Property Identifier |                   | Virtual Open House Branded |                   |
| Senior Housing                     |                   | Legacy Area                |                   |

**FEATURES**

|                   |                           |                           |                      |
|-------------------|---------------------------|---------------------------|----------------------|
| <b>APPLIANCES</b> | <b>COOLING</b>            | <b>GARAGE/CARPORT</b>     | <b>ROAD FRONTAGE</b> |
| Alarm-Smoke/Fire  | Central Air               | 3 or More Stalls          | Hard Surface Road    |
| Dishwasher        | <b>EXTERIOR</b>           | Attached Garage           | <b>ROOF TYPE</b>     |
| Dryer             | Vinyl                     | Detached Garage           | Asphalt              |
| Microwave         | <b>EXTERIOR AMENITIES</b> | Heated Garage             | <b>ROOMS</b>         |
| Refrigerator      | Deck                      | <b>HEAT TYPE</b>          | Exercise Room        |
| Washer            | Landscaping               | Gas                       | Family Room          |
| Water Conditioner | Patio                     | <b>INTERIOR AMENITIES</b> | Living Room Separate |
| Water Heater-Gas  | Porch-3 Season            | Ceiling Fan(s)            |                      |
| <b>BASEMENT</b>   | <b>FIREPLACE</b>          | <b>LAUNDRY</b>            |                      |
| Block             | Factory Built             | Lower Level               |                      |
| Finished-Partly   |                           |                           |                      |

**FINANCIAL**

|               |                   |             |           |
|---------------|-------------------|-------------|-----------|
| HotSheet Date | 6/27/2025         | Price Date  | 6/27/2025 |
| Input Date    | 6/27/2025 1:13 PM | VOW Include | Yes       |
| VOW Comment   | Yes               | VOW Address | Yes       |
| VOW AVM       | Yes               |             |           |

**SOLD STATUS**

|                    |                      |
|--------------------|----------------------|
| How Sold           | Contract Date        |
| Closing Date       | Closed Price         |
| Selling Agent 1    | Selling Office 1     |
| Buyers Name        | Concessions          |
| Concessions Amount | Concessions Comments |

**AGENT REMARKS**

**Agent Remarks** This house has over 2,000 sqft of finished living area. It comes with one attached and one detached garage able to park 3 vehicles. House is great location for walkable distance to schools, parks, downtown and the West Union Rec center. 3 bedrooms with large game room/bar in the basement.

**PUBLIC REMARKS**

**Public Remarks** This house has over 2,000 sqft of finished living area. It comes with one attached and one detached garage able to park 3 vehicles. House is great location for walkable distance to schools, parks, downtown and the West Union Rec center. 3 bedrooms with large game room/bar in the basement.

**DRIVING DIRECTIONS**

Driving Directions

**ADDITIONAL PICTURES**





**DISCLAIMER**

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