

# 212 S Frankin Street, Elk Point, SD

\$224,900

Listing 824037 – Elk Point, SD – Residential

**SOLD**



Bedrooms	3
Bathrooms	2
Acres	0.29 acres(s)
Total Sq Foot	2168 sq ft
Year Built	1943
Taxes	\$2843
Style	1 1/2 Story

Updates galore! This charming 3 bedroom, 2 bath home has all the character and updates you are looking for. Just in the front door you'll be greeted to a cozy family room with lots of natural light and opens to the kitchen. The kitchen has been updated with engineered beams to provide an open concept and newer kitchen cabinets. Luxury vinyl plank flows seamlessly through the kitchen and dining. Just inside the eat-in dining you'll find a convenient desk located under the stairs. The main floor also has a bedroom and full bath. Toward the back of the house, you'll find a master suite that is very spacious and has a full master bath and large walk-in closet. Inside the master bath is the laundry hookups. Downstairs you'll find a large family room, workout area and bedroom with a closet and egress. Upstairs you'll find a large room that would make a great game room or storage. Lots of options up here! All of this on a large, double, corner lot and plenty of room for a large garage. Don't miss this one just a short walk to the school, city park and all the happenings on Elk Point's Main Street!

Please visit website for more information.

### Directions

From Main Street head south on Franklin Street. House is on the left.



**Troy Donnelly**  
Broker/Owner  
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Phone: 712-899-3748



Residential  
824037

212 S Frankin Street  
Elk Point, SD 57025

\$224,900



<b>House Style:</b>	1 1/2 Story	<b>Total Bedrooms:</b>	3
<b>County:</b>	Union	<b>Total Baths:</b>	2
<b>MLS Area:</b>		<b>Year Built:</b>	1943
<b>Region:</b>	Surrounding Areas/Other Areas	<b>Ownership:</b>	Single Family
<b>Elem School:</b>	Elk Point	<b>Acres:</b>	0.29
<b>Mid/Jr School:</b>	Elk Point	<b>Lot Size:</b>	12780
<b>Sr High School:</b>	Elk Point	<b>Garage Stalls:</b>	0
<b>Garage Type:</b>	None	<b>Garage SqFt:</b>	
<b>Total SF:</b>	2168	<b>Below Grade SF:</b>	1352
<b>Main SF:</b>	1392	<b>Finished BG SF:</b>	520
<b>Above Grade SF:</b>	1648	<b>Unfin. BG SF:</b>	832
<b>Fireplace No.:</b>		<b>Fire Fuel Type:</b>	
<b>Basement:</b>	Full,Partially Finished	<b>New Construction:</b>	No

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**Included:** Kitchen Appliances, water softener, Curtain Rods

**Not Included:** Drapes

**FEATURES**

**Property Feat.:**

**Amenities:** Computer Area,Deck,Eat-in Kitchen,Foyer,Main Floor Laundry,Master Bath,Master WI Closet,New Bath,New Kitchen,Storage Shed,Kitchen Island,Luxury Vinyl / LVT

**Acctptbl Financ:** Cash,Conventional,FHA,VA

<b>Exterior:</b>	Vinyl	<b>Roof:</b>	Shingle
<b>Interior Trim:</b>		<b>Driveway:</b>	Concrete
<b>Sewer Type:</b>	City	<b>Water Type:</b>	City
<b>Heat Type:</b>	Forced Air	<b>Fuel:</b>	Natural Gas
<b>A/C Type:</b>	Central	<b>Water Softener:</b>	Included

Name	Floor	Size	Description
Living	Main	16'10X13	carpet, open to kitchen and dining, lots of natural light
Kitchen	Main	12'10X17'9	Vinyl plank floor, updated with new cabinets, open concept
Dining	Main	12X11	Vinyl plank floor, desk
Bedroom	Main	9X1'6	carpet, large closet
Full Bath	Main	5'3X11'9	Vinyl plank floor, recently updated
Master	Main	18'5X13'8	oversized with carpet, large WIC, master bath
Full Bath	Main	7X12	master, full with tub, laundry hookups, oversized
Family	Basement	17'5X14'6	carpet, window
Bedroom	Basement	12X10'8	carpet, egress window, closet
Other	Basement	6'3X9	workout area with sunk in floor for a treadmill

<b>Parcel:</b> 03.02.05.1020	<b>Assessments:</b>	<b>Assessed Value:</b> \$	<b>To Be Built:</b>
<b>Terms:</b>		<b>Possession:</b>	
<b>Frontage Ft:</b>	<b>Depth Ft:</b>	<b>Rented:</b> No	<b>Mthly Rental Inc.:</b>
<b>Gross Taxes:</b> 2843	<b>Tax Year:</b> 2023	<b>Tax Class:</b>	<b>Zoning:</b> R-1
<b>Assoc. Fee:</b>	<b>Avg. Utilities:</b> \$	<b>Flood Insurance:</b> Not Required	<b>Abstract Location:</b>

**Legal Description:** LOTS 7 & 8 LESS NE 37 X 60 BLK 5 WIXSON'S ADD Elk Point City, Union County, SD

**PREPARED BY**



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Provided by Herrity & Associates Real Estate – 109 W Main – PO Box 472 – Elk Point, SD 57025