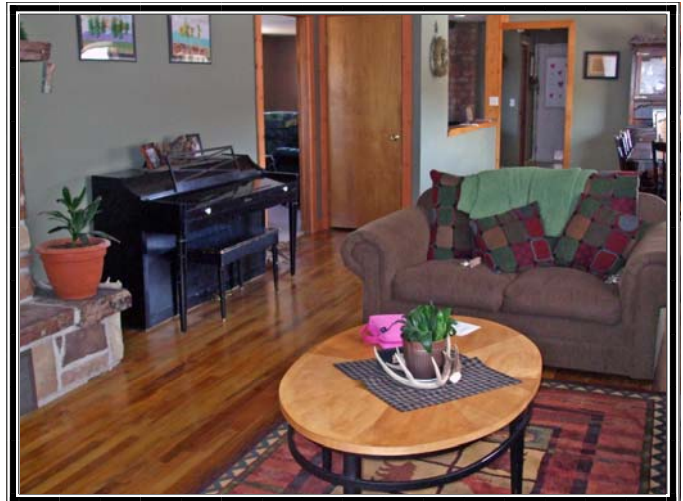




# 2536

207 W. Ramshorn Street  
P.O. Box 663 Dubois, WY. 82513  
307-455-2452

Email: [propertyinfo@dteworld.com](mailto:propertyinfo@dteworld.com)  
Web: [www.bertmiltonrealty.com](http://www.bertmiltonrealty.com)





**Residential Property  
# 2536**

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**LOCATION:** 605 Mercantile Street, Dubois, Wyoming

**LEGAL DESCRIPTION:** Lots 2, 3 and 4 Block 6, North Heights Addition to the Town of Dubois, Fremont County, Wyoming

**PRICE:** **\$205,000.00**

**TERMS:** Cash or new loan

**UTILITIES:**

- water** City water
- sewer** City sewer
- electric** High Plains
- propane** AmeriGas
- telephone** Dubois Telephone Exchange

**YEAR BUILT:** 1965 with remodel in 2000

**TAXES:** \$1,145.49

**REMARKS:** Nestled in a quiet neighborhood this quality built, remodeled home sets on three city lots with over 19,800 sq. ft. of property. The inviting interior wraps around you comfortably, with hardwood floors, soothing paint schemes, large windows and native rock fireplace to enjoy. The kitchen has custom tile counter tops and floors with a separate dining area conveniently located off the kitchen. French doors in the master bedroom open outdoors to a deck and hot tub. The basement has two bedrooms one of which would make a great den with a second fireplace and alcove for a wet bar. There is also a large utility and laundry room. The fenced yard is beautiful with aspen trees and a wonderful garden full of perennials!

The data contained herein was obtained from the owner and other sources deemed reliable; however, it is not guaranteed by this office. Prospective purchasers are advised to examine the facts to their own satisfaction. These details regarding the property are subject to change in price and/or terms, or withdrawal from the market without notice. Brokers are advised to call the Listing Agent prior to showing the property to prospective Buyers. This is not an offer of Sub-Agency, rather a sharing of information.

|                   | <i>Sq. Ft.</i>                  | <i>Bedrooms</i> | <i>Baths</i> | <i>Heating</i>                | <i>Fire place</i>              | <i>Deck/patio</i>    | <i>Floors</i>                  | <i>Garage</i>                 | <i>other</i>                               |
|-------------------|---------------------------------|-----------------|--------------|-------------------------------|--------------------------------|----------------------|--------------------------------|-------------------------------|--|
| <i>Main Level</i> | 1,392                           | 1               | 1            | Electric<br>Propane &<br>Wood | Yes, with<br>propane<br>insert | Front<br>and<br>Back | Hardwood,<br>Carpet &<br>Tile  | Attached<br>2-car<br>(754 sf) | Hot tub                                    |
| <i>Basement</i>   | 1,392 total,<br>500<br>finished | 2               | 1            | Electric<br>&<br>Wood         | Yes                            | n/a                  | Carpet,<br>Vinyl &<br>Concrete | n/a                           | Utility<br>room &<br>unfinished<br>bedroom |