


**SINGLE FAMILY/ACREAGE AGENT REPORT**  
MLS #: **202502261**      Status: **New**  
Ownership Type: **Single Family**  
Listing Date: **4/4/2025**      Expiration Date: **10/1/2025**      DOM: **4**  
Address: **697 E Adams St**      Unit #:   
City: **Marengo**      State: **IA**      Zip: **52301**  
County: **Iowa**      Subdivision: **MCFALLS**  
Owner Name: **Hudepohl, Brandon**  
List Agent1: **Scott Grimm - cell: 319-330-9738**      **scott@grimmrealestate.com**  
List Broker1: **Grimm Company Real Estate - office: 319-664-3000**  
List Agent2: **Mary Beth Knipfer - cell: 319-325-7793**      **marybeth@grimmrealestate.com**  
List Broker2: **Grimm Company Real Estate - office: 319-664-3000**

      Assoc Docs: **5**

Builder: **no**      Condo Level:      Elementary School: **Iowa Valley**  
Zoning: **Residential**      # Fireplaces: **0**      Jr./Middle School: **Iowa Valley**  
Lot Dimensions: **132x132**      Elevators:      High School: **Iowa Valley**  
Acreage: **0.40**  
SqFt Above: **2,100**      Total SqFt: **2100**  
Finished SqFt Lower: **0**  
Tax ID: **7318-0512-1**  
Tax Year Report: **2024**  
Gross Tax: **\$3,291.00**  
Annual Assoc. Fee: **0**  
Year Built: **1880**      New Construction: **No**      Garage Size: **30**      **x** **40**

Size  
Prim BR Level: **Main**      **13**      **x**      **10**  
Living Room Level: **Main**      **23**      **x**      **13**  
Dining Room Level: **Main**      **10**      **x**      **7**  
Kitchen Level: **Main**      **10**      **x**      **9**  
Family Room Level: **N**           **x**

Virtual Tour:  
Virtual Tour  

#	BR	FBath	HBath
Upper	4	2	0
Main	1	1	0
Lower	0	0	0
Total	5	3	0

Pending Date:      Closing Date:      Sold Price:  
Closing Costs:      Sales Term:      Buyers Name:  
Selling Agent:      Selling Office:

Amenities: **None**  
Appliances: **Microwave, Range/Oven, Refrigerator**  
Interior: **Foyer-Entrance**  
Rooms: **DR Separate, Primary On Main Level**  
Heating/Coolin **Ceiling Fans, Gas, Central, Forced Air**  
Ext Features:  
Fees Include:  
Stories/Style: **2 Story**  
Construction Materials:  
Kitchen Breakfast: **None**  
Fireplace **None**  
Parking Type: **Attached Garage, Parking Pad**  
Air Purification/Quality: **Smoke Detectors**  
Water/Sewer: **City Sewer, City Water**  
Showing Instructions: **ShowingTime**  
Possession: **At Closing**  
Directions: **From Eastern Avenue turn East onto Adams Street, will be at the end of the street on the North side.**

Basement: **Poured Concrete**  
Construction: **Frame**  
Laundry: **Main**  
Flooring:  
Parking Spaces: **4 or More Cars**  
Smarthome  
Energy Gen:  
Lot Description: **Less than .5 Acre**  
Poss Finance: **Cash, Conventional**

Remarks: **This 5-Bedroom, 3-Bath home has lots of room with a large deck and a 2-stall garage that has tall doors and extra room for the mower and work benches on a large lot. Main floor has the washer/dryer hook-ups in the mudroom, an efficient kitchen, dining room, large living room, a full bath, and an office area by the foyer. The upstairs has 4 bedrooms; 2 have full baths and 2 have baths that are being converted into walk-in closets. The full basement has a low ceiling but is clean and dry with lots of room for storage. There are 2 furnaces, 2 central air units, and 2 water heaters- 1 for each story. The upper story furnace is in the attic.**  
  
Add: