



# 28224 SD HWY 47 GREGORY, SD

PRICE: 530,000

**HOME TYPE:** 1 & 1/2 story ranch-style

**LIVING AREA:** 2476 sq ft (1632 main level, 844 upper level)

**LAND AREA:** 4.68 acres

**YEAR BUILT:** 1987

**EXTERIOR:** Drivit siding (cement siding), casement and double-hung windows, new storm doors, backyard with a split rail fence, kennel

**GARAGE:** Attached, 2-door, 25' X 30' (750 sq ft) with enclosed porch coming into the house

**DECK/PATIO:** Trex deck (160 sq ft) and large concrete patio

**ROOF:** Steel roof with metal soffit and fascia, gutters, and downspouts (2016)

**INTERIOR:** Updated kitchen and bathroom, new interior doors, new light fixtures, enclosed breezeway, wood interior with accents throughout the home, (carpet, tile, and wood floors), knotty pine walls, cedar closets, Bali blinds throughout the home

**Kitchen:** a lot of high-quality cabinets, metal backsplash, steel appliances, tile ceiling

**Great Room:** knotty pine walls, carpet, LPG fireplace, 2 ceiling fans, spiral stairway to loft

**Primary Bathroom:** wrap-around vanity with 2 sinks, ceramic tile

**# OF BEDROOMS:** 4 (1 primary loft bedroom with bath and walk-in closet upstairs along with another bedroom with a walkout deck and 2 bedrooms on the lower level)

**# OF BATHS:** 3 1/2 (2 on main along with a 1/2 bath in the laundry room, 1 primary bath on upper level)

**PERSONAL PROPERTY:** Refrigerator, oven, range (electric), dishwasher, microwave, washer, dryer, disposal, propane fireplace insert, hot tub with new pump, Ring doorbell, electric pellet stove (2021), security system

**HEATING:** Heat pump system (electric), propane fireplace in the great room, electric pellet stove in dining room

**COOLING:** Central air, ceiling fans

**WATER HEATER:** Electric

**SYSTEMS:** 220, underground electric wiring to house and shed, an RV 50 amp-hookup with rock pad, rural electric, rural water

**LOCATION:** 4.77 miles north of Gregory, SD on Hwy 47



shippyrealty.com  
**SHIPPY  
REALTY  
& AUCTION**  
605-842-3212

0 50 100 150 200ft

