



3364 34<sup>th</sup> Ave  
Columbus, NE 68601



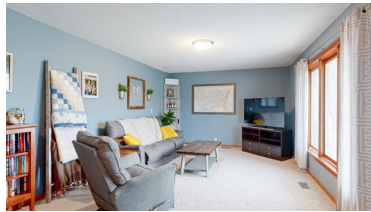
2,760 Sqft



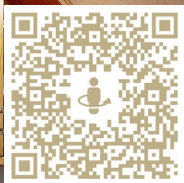
3 bed, 3 bath



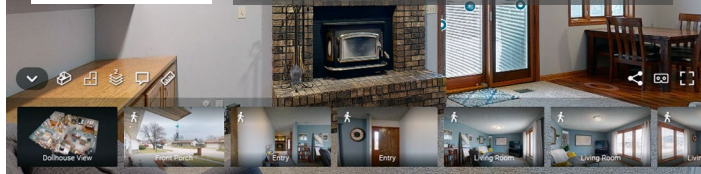
\$315,000



<https://realestate.lifestyle360vr.com/listings/3364-34th-ave/>



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**Dallas Thelen**

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## DESCRIPTION

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This meticulously maintained 3 bedroom, 3 bathroom house boasts a plethora of space, features, and stylish upgrades! The house is designed to cater to your every need, with plenty of built-ins for added convenience and a dedicated in-home office space, ideal for remote work or study sessions. Storage will never be an issue with ample closet space and storage solutions throughout. Entertainment is a breeze with a wet bar and a cozy wood-burning fireplace in the 2nd main floor living area off the kitchen, which has been revitalized with black appliances, beautiful wood cabinets, updated counters, and a modern backsplash! Experience the beauty of natural light streaming in through Pella windows and patio door, equipped with blinds built into the glass for added privacy and comfort. The main bathroom is adorned with a luxurious quartz countertop, and the master bathroom is a sanctuary in itself, providing a touch of elegance and sophistication. Music enthusiasts will appreciate the built-in speakers throughout the house and in the back yard, ensuring your favorite tunes accompany you wherever you go. The large living space in the basement has plenty of room to unwind to watch your favorite movies or TV shows, or play cards and boardgames, and has a built-in bar area with newer FULL-SIZE fridge and sink! Outside enjoy the wonderfully-landscaped yard, complete with a large Trex deck perfect for outdoor entertaining and cooking. Nestled in a great neighborhood, Prairie Lane, this home offers the convenience of being close to both elementary and high schools! Don't miss the opportunity to make this your forever home – schedule a viewing today and prepare to fall in love! NOTE: wet bar is plumbed for main floor laundry. Seller prefers May 31st Closing date. Sale is subject to suitable replacement housing.

## WHAT'S NEARBY?

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### Grocery

- Super Saver (0.67 mi)
- Hy-Vee (0.72 mi)
- Joe & Al's Your Family Grocery (1.68 mi)

### Shopping

- Bomgaars (0.8 mi)
- The Village Centre (3.0 mi)

### Restaurants

- Dusters (1.37 mi)
- Bistro on the Loup (2.02 mi)
- CK Grill and Bar (2.48 mi)

### Coffee Shops

- 38<sup>th</sup> St Coffee (0.53 mi)
- Starbucks (0.63 mi)
- The Broken Mug (0.83 mi)

### Park

- Gerrard Park (1.0 mi)
- Pawnee Park (2.1 mi)
- Centennial Park (3.6 mi)





**FLOOR PLAN**  
3364 34TH AVE

SIZES AND DIMENSIONS ARE APPROXIMATE. ACTUAL MAY VARY.

