

Just LISTED

ONE



3323 TRIPP ST

AMES, IA 50014

3

BED

1.0

BATH

976

SQFT

\$65,000

PRICE

Investment opportunity just over a half mile from Iowa State University campus. This 3-bedroom, 1-bath home has a strong long-term potential for owner-occupants or rental investors once restored. The property has been tested and documented as contaminated and will require remediation. Remediation is possible, and the home is being sold strictly AS IS.

Ideal for investors, contractors, or buyers looking for a value-add project in a prime Ames location. Close to campus, shopping, dining, and major routes, this property offers location upside with the opportunity to mitigate and renovate.

"Property Sold "As Is". Buyer and/or buyer's agent responsible for verifying all pertinent information deemed relevant by the prospective buyer, including but not limited to square footage, acreage, utilities, taxes, zoning, permitting, condition, school zones, HOAs, etc."



NOAH GERBER

Realtor

S72778000

OFFICE

+13192433425

NOAHGERBERONE@GMAIL.COM

MOBILE

+15153413503

REALTY**ONE**GROUP
MOVEMENT

100 E. 2nd Street Suite 206, Cedar Falls, IA
50613

All material presented herein is intended for information purposes only. While this information is believed to be correct, it is represented subject to errors, omissions, changes or withdrawal without notice. All property information, including, but not limited to square footage, room count, number of bedrooms, and school district in property listings should be independently verified by your own attorney, architect or zoning expert. If your property is currently listed with another real estate broker, please disregard this offer. It is not our intention to solicit the offerings of other real estate brokers. Each office is independently owned and operated.

