

PETERSON LAND AUCTION, LLC
CHISUM PETERSON | OWNER BROKER
CELL: 605.730.4214
WWW.PETERSONLANDAUCTION.COM



Property Address:	802 S River Chamberlain, SD 57325
Auction Date:	August 19, 2024 - 6pm
Legal Description:	Full Legal Available at PLAbid.com
RE Taxes:	\$1685.66** (2023)

Oh my! Great Home! Huge Garage! River View!
Online Real Estate Auction

Home Information	
Structure Type:	Two-Story
Year Built	1930 - 2008 Additions
Total Bedrooms	4
Total Baths	3
Interior	Drywall
Siding	Composite
Roof	Metal - 2008
Floors	Tile, Hardwood
Wood Work	Oak
Cooling	Central Air +
Heating	Elec Heat Pump
Irrigation System	Yes - Partial
Att Garage S Stall	14' x 22' 6 (Heated)
Att Garage N Stall	17' x 37' (Heated)
Att Workshop	22' x 23' 5 (Heat/Cool)
	12' W x 10' H OH door into North Garage Stall

Charming 1.5-story home in Chamberlain, SD with nearly 2400 sq ft of living space. The home features 4 bedrooms, 3 bathrooms, a spacious galley kitchen with granite countertops, and a large garage with workshop. Enjoy stunning views of the Missouri River and Old Highway 16 bridge from the large windows and covered porch. A perfect blend of charm and modern amenities. Fantastic opportunity!



Room	Room Dimensions
Main Floor	1780 sq ft
Living Room	11' 3 x 15'
Dining Room	9' 10 x 11'
Kitchen	8' 5 x 21'
Sitting Area	21' x 14' 6
Main Bedroom	14' 5 x 11' 6
Main Bathroom	Full - Walk-in Shower

Bedroom 2	9' 5 x 13' 5	Bonus Room	9' x 11'
Bedroom 3/ Laundry closet	11' 6 x 10'	Lot size	94' x 125'
Bath 2	Full-Tub + Walk-in Shower	Avg Electric Avg Propane	\$261.45/mo 637 gal/season
2nd Floor	692 sq ft		
Bedroom 4	11' 9 x 10' 10		
Bath 3	Full	Showings	By Appointment