

Residential **310 W Market St**  **L\$75,000** 

6183267 Active

Shumway, IL 62461

 (23)

**County:** Effingham  
**Subdivision y/n:** No  
**Lake/ Name:** No  
**School:** Beecher City Dist. 20  
**Elem School:**  
**Middle School:**  
**High School:**  
**Acres Apx:** .52  
**CFD Available:** No  
**Lot SF:** 22651  
**Water:** City  
**Sewer:** City  
**REO:** No  
**HOA/COA:** No  
**Monthly Dues:**

**Year Built:** 1999  
**Zoning:** RES  
**Taxes/ Yr:** \$1,563.00/ 2016  
**Tax Exemption:** Owner Occupied  
**Tax ID:** 0124005020  
**Apx Lot Dim:** 150 x 150  
**Radon Disc:** Yes  
**Lead Paint Disc:** No  
**Seller Disc:** Yes  
**Covenants/Restrict:**  
**Annual Dues:**  
**Quarterly Dues:**

<b>Style:</b> Manufactured	<b>Story:</b> 1 Story	<b>R</b>	<b>O</b>	<b>O</b>	<b>M</b>	<b>V</b>	<b>D</b>	<b>N</b>	<b>L</b>	<b>I</b>	<b>A</b>	<b>M</b>	<b>M</b>	<b>E</b>	<b>A</b>	<b>F</b>	<b>PL</b>	<b>XO</b>
<b>Bedrooms:</b> 3	<b>Rooms:</b> 7	Living Room			Main			22 x 12'9"								Carpet		
<b>Baths Total:</b> 2	<b>Master Bath:</b> Yes	Family Room			Main			29 x 13								Carpet		
<b>Master on Main:</b> Yes	<b>Laundry on Main:</b> Yes	Kitchen			Main			13'6" x 12'9"								Vinyl		
<b>Fireplace:</b> 1		Master Bedroom			Main			13'9" x 13								Carpet		
<b>SF Provided By:</b> Courthouse		Master Bathroom			Main			13 x 9								Vinyl		
<b>Total Fin. SF Area Apx:</b> 1,620		Bedroom 2			Main			12'6" x 9								Carpet		
<b>Total Fin SF Abv Grade Apx:</b> 1,620		Bedroom 3			Main			12'6" x 9'6"								Carpet		
<b>Main SF Apx:</b> 1,620		Laundry			Main			8' x 8								Vinyl		
<b>Upper 1 SF Apx:</b>		Bath 2			Main			Lavatory, Shower, Toilet, Tub								Vinyl		
<b>Upper 2 SF Apx:</b>																		
<b>Lower SF Apx:</b>																		
<b>Bsmt SF Apx:</b>																		
<b>Bsmt Fin SF Apx:</b>																		
<b>Bsmt UFin SF Apx:</b>																		

**Elec/Nat Gas Exp. \$** **Propane GPY:** **Tank Own/Rent:**

**Features Interior:** Cathedral Ceiling , Fireplace Wood , Walk-in Closet  
**Features Exterior:** Deck , Landscaped  
**Exterior Appear:** Vinyl  
**Appliances:** Dishwasher , Dryer , Range , Refrigerator , Washer

**Garage :** None **Drive Construct.:** None  
**Found. Type:** Crawl **Roof:** Shingle  
**Cooling:** Central **Heat:** Forced Air , Gas  
**Water Heater:** Gas **Porch:**

**Remarks:** Mint condition! This 3 bedroom home has been lovingly cared for and would make someone a great family home! Featuring: newer windows and exterior doors; 36 feet of cabinets & newer vinyl flooring in the kitchen; a total appliance package including the washer & dryer; a large dining/family room combo with a wood burning fireplace with stone surround ( the deco log stays) and sliding glass doors that open to the 20'6" x 14'6" deck that was installed just this year; a spacious master suite that includes a large walk in closet and a private bath with a garden tub, separate shower & skylight to brighten your day. The hot water heater was new in 2014 and the dishwasher was new in 2015. Call your realtor today, this home is ready and waiting for you on a 3 city corner lots!

**Directions:** Shumway, turn north onto Fourth St. then west onto Market Street, look for sign

**Legal:** LOTS 7, 8 & 9 BLK 24 VILLAGE OF SHUMWAY 2682/158 1566/160 1546/52 1040/75

P R E P A R E D B Y



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<http://www.effinghamhomesearch.com>

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