

Residential **10404 E US HWY 40**  **L\$69,995**
 6180947 Active **Effingham, IL 62401** **(18)**



County: Effingham **Year Built:** 1976
Subdivision y/n: No
Lake/ Name: No
School: Effingham Dist. 40 **Zoning:** RES
Elem School: **Taxes/ Yr:** \$955.00/ 2017
Middle School: **Tax Exemption:** Owner Occupied
High School:
Acres Apx: .40 **Tax ID:** 1107035051
CFD Available: No **Apx Lot Dim:**
Lot SF: 17424 **Radon Disc:** Yes
Water: Rural **Lead Paint Disc:** Yes
Sewer: Septic **Seller Disc:** Yes
REO: No **Covenants/Restrict:**
HOA/COA: No **Annual Dues:**
Monthly Dues: **Quarterly Dues:**

Style: Ranch	Story: 1 Story	R	O	O	M	V	D	NL	I	A	M	M	E	AF	PL	XO
Bedrooms: 2	Rooms: 4															
Baths Total: 1	Master Bath: No	Kitchen			Main			18'10x11'6"						Laminate		
Master on Main: Yes	Laundry on Main: Yes	Living Room			Main			20'7x11'6"						Laminate		
Fireplace: 0		Master Bedroom			Main			11'5x14'4"						Carpet		
SF Provided By: Courthouse		Bedroom 2			Main			11'6x11'6"						Carpet		
Total Fin. SF Area Apx: 960		Bath 1			Main			Lavatory, Shower, Toilet, Tub						Laminate		
Total Fin SF Abv Grade Apx: 960																
Main SF Apx: 960																
Upper 1 SF Apx:																
Upper 2 SF Apx:																
Lower SF Apx:																
Bsmt SF Apx: 0																
Bsmt Fin SF Apx: 0																
Bsmt UFin SF Apx: 0																

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

Features Interior: Ceiling Fan , Laminate Flooring
Features Exterior: Patio , Concrete Parking , Propane Tank - Owned , Large Trees , Outbuildings
Exterior Appear: Vinyl
Appliances: Dishwasher , Oven , Range , Refrigerator

Garage : 2 Car , Detached **Drive Construct.:** Concrete , White Rock
Found. Type: Crawl **Roof:** Metal
Cooling: Central **Heat:** Forced Air , Propane
Water Heater: Propane **Porch:**

Remarks: Do you want country living but close to town? Well this is the home for you! Move right into this newly remodeled home. This home features new central air conditioning, triple pane windows, doors, solid oak trim, and flooring installed in 2009. Patio was added in 2009 and roof replaced in 2013. The siding, soffit, and gutters replaced in 2016. Come view this beautiful home today!

Directions: This property is located just outside of Effingham on RT 40 just right after the s curves on north side of road. Located between Funkhouser rd and Country Club road.

Legal: Pt S 1/2 NW 2509/216 2450/170 1929/165 1299/292 1033/315 1001/2

P R E P A R E D B Y



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<http://www.effinghamhomesearch.com>

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