

Customer w/Gallery

Residential 6172057 Active	8358 E 1025TH AVE Effingham, IL 62401	 (29)	L\$149,900 																																												
	County: Effingham Subdivision: No Lake/ Name: No School: Effingham Dist. 40 Elem School: Middle School: High School: Acres Apx: 3.06 CFD Available: No Lot SF: 133293 Water: Rural Sewer: Septic REO: No HOA/COA: No Monthly Dues:	Year Built: 2000 Zoning: RES Taxes/ Yr: \$1,962.00/ 2015 Tax Exemption: Owner Occupied Tax ID: 0406009039/0406009058 Apx Lot Dim: Radon Disc: Yes Lead Paint Disc: No Seller Disc: Yes Covenants/Restrict: No Annual Dues: Quarterly Dues:																																													
Style: Ranch Bedrooms: 4 Baths Total: 2 Master on Main: Yes Fireplace: 0 SF Provided By: Courthouse Total Fin. SF Area Apx: 2,400 Total Fin SF Abv Grade Apx: 2,400 Main SF Apx: 2,400 Upper 1 SF Apx: Upper 2 SF Apx: Lower SF Apx: Bsmt SF Apx: Bsmt Fin SF Apx: Bsmt UFin SF Apx:	Story: 1 Story Rooms: Master Bath: No Laundry on Main: Yes	<table border="1"> <thead> <tr> <th>ROOM NAME</th> <th>LVL</th> <th>DIM APX / FIXTURES</th> <th>FLOORING</th> </tr> </thead> <tbody> <tr> <td>Living Room</td> <td>Main</td> <td>20 x 13</td> <td>Carpet</td> </tr> <tr> <td>Kitchen</td> <td>Main</td> <td>17.5 x 13</td> <td>Laminate</td> </tr> <tr> <td>Utility</td> <td>Main</td> <td>6 x 10</td> <td>Laminate</td> </tr> <tr> <td>Master Bedroom</td> <td>Main</td> <td>15.5 x 13</td> <td>Carpet</td> </tr> <tr> <td>Bedroom 1</td> <td>Main</td> <td>11 x 9</td> <td>Carpet</td> </tr> <tr> <td>Bedroom 2</td> <td>Main</td> <td>11.5 x 13</td> <td>Carpet</td> </tr> <tr> <td>Bedroom 3</td> <td>Main</td> <td>11 x 13</td> <td>Carpet</td> </tr> <tr> <td>Laundry</td> <td>Main</td> <td>8 x 10.5</td> <td>Laminate</td> </tr> <tr> <td>Bath 1</td> <td>Main</td> <td>Lavatory, Shower, Toilet, Tub</td> <td>Vinyl</td> </tr> <tr> <td>Bath 2</td> <td>Main</td> <td>Lavatory, Shower, Toilet, Tub</td> <td>Vinyl</td> </tr> </tbody> </table>	ROOM NAME	LVL	DIM APX / FIXTURES	FLOORING	Living Room	Main	20 x 13	Carpet	Kitchen	Main	17.5 x 13	Laminate	Utility	Main	6 x 10	Laminate	Master Bedroom	Main	15.5 x 13	Carpet	Bedroom 1	Main	11 x 9	Carpet	Bedroom 2	Main	11.5 x 13	Carpet	Bedroom 3	Main	11 x 13	Carpet	Laundry	Main	8 x 10.5	Laminate	Bath 1	Main	Lavatory, Shower, Toilet, Tub	Vinyl	Bath 2	Main	Lavatory, Shower, Toilet, Tub	Vinyl	
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Elec/Nat Gas Exp. \$	Propane GPY:	Tank Own/Rent:																																													
Features Interior: Ceiling Fan , Walk-in Closet , Workshop Area , Carpeted Floors , Laminate Flooring , Vinyl Floor	Features Exterior: Ground Lvl Access , Sloping , Deck , Propane Tank - Owned , Large Trees , Level , Wooded , Porch																																														
Exterior Appear: Vinyl	Appliances: Dishwasher , Disposal , Microwave , Range , Refrigerator																																														
Garage : None	Drive Construct.: White Rock																																														
Found. Type: Slab	Roof: Shingle																																														
Cooling: Central	Heat: Forced Air , Propane																																														
Water Heater: Propane	Porch: Front , Open																																														
Remarks:	WHO Wants to Live in the Country? Check out this Sprawling 2400 square foot Ranch on 3 acres! Located in between Effingham and Altamont. This home features 10 foot ceilings throughout, crown molding in living room and kitchen, 4 bedrooms, 2 full baths, a huge living room, spacious kitchen, a large laundry room, and a mud room! You will surely enjoy the open space in this home! All the kitchen appliances included. Enjoy your evenings on the 16x7.5 front porch overlooking the acres or from the 15x9.5 wood deck in the back. Effingham Schools! EJ Water. New Roof 2016. New AC 2015. New Storage Shed 2016. Make Your Appointment Today!																																														
Directions:	Rt 40 toward Altamont, South on 800th St, east (left) onto 1025th, property on the left. Look for Signs.																																														
Legal:	Pt NE SW aka Tract 2 of POS & Pt E 297.95ft of S 593ft NE SW																																														
PREPARED BY																																															
	Brian Henning Coldwell Banker/ First Realty 901 N. Keller Dr. Effingham, IL 62401	Agent Cert. : Email : bhenning@consolidated.net Direct Ph# : (217) 342-2775 Other Ph# : (217) 821-3338 Fax Ph# : (217) 347-5726																																													
http://www.effinghamhomesearch.com																																															
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