

Customer w/Gallery




Residential		207 W Wernsing		L\$119,900																																																																	
6172274 Active		Effingham, IL 62401		(30)																																																																	
		County: Effingham Subdivision: Yes/ Mayors Lake/ Name: No School: Effingham Dist. 40 Elem School: Middle School: High School: Acres Apx: .15 CFD Available: No Lot SF: 6550 Water: City Sewer: City REO: No HOA/COA: No Monthly Dues:		Year Built: 1930 Zoning: RES Taxes/ Yr: \$1,933.00/ 2015 Tax Exemption: Owner Occupied Tax ID: 0316057028 Apx Lot Dim: 50 x 131 Radon Disc: Yes Lead Paint Disc: Yes Seller Disc: Yes Covenants/Restrict: Annual Dues: Quarterly Dues:																																																																	
Style: Bedrooms: 4 Baths Total: 3 Master on Main: No Fireplace: 1 SF Provided By: Owner Total Fin. SF Area Apx: 2,870 Total Fin SF Abv Grade Apx: 1,862 Main SF Apx: 1,106 Upper 1 SF Apx: 756 Upper 2 SF Apx: Lower SF Apx: Bsmt SF Apx: 1,008 Bsmt Fin SF Apx: 1,008 Bsmt UFin SF Apx: 0		Story: 1.5 Story Rooms: Master Bath: No Laundry on Main: No		<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>Entryway</td><td>Main</td><td>13.2 x 6.9</td><td>Ceramic Tile</td></tr> <tr><td>Dining Room</td><td>Main</td><td>13.4 x 15.2</td><td>Hardwood</td></tr> <tr><td>Living Room</td><td>Main</td><td>13.4 x 19.6</td><td>Hardwood</td></tr> <tr><td>Kitchen</td><td>Main</td><td>13.3 x 15.2</td><td>Ceramic Tile</td></tr> <tr><td>Bedroom 1</td><td>Main</td><td>10.7 x 9.7</td><td>Laminate</td></tr> <tr><td>Bath 1</td><td>Main</td><td>Lavatory, Shower, Toilet, Tub</td><td>Ceramic Tile</td></tr> <tr><td>Master Bedroom</td><td>Upper 1</td><td>14.5 x 13.9</td><td>Carpet</td></tr> <tr><td>Bath 2</td><td>Upper 1</td><td>Lavatory, Shower, Toilet, Tub</td><td>Ceramic Tile</td></tr> <tr><td>Bedroom 2</td><td>Upper 1</td><td>9.9 x 10.6</td><td>Carpet</td></tr> <tr><td>Bedroom 3</td><td>Upper 1</td><td>8.6 x 16</td><td>Carpet</td></tr> <tr><td>Family Room</td><td>Basement</td><td>17.5 x 12</td><td>Carpet</td></tr> <tr><td>Rec Room</td><td>Basement</td><td>12.5 x 14.4</td><td>Carpet</td></tr> <tr><td>Bath 3</td><td>Basement</td><td>Lavatory, Shower, Toilet</td><td>Ceramic Tile</td></tr> <tr><td>Office</td><td>Basement</td><td>9.7 x 12.5</td><td>Carpet</td></tr> <tr><td>Laundry</td><td>Basement</td><td>15.6 x 12.7</td><td>Vinyl</td></tr> </tbody> </table>		ROOM NAME	LVL	DIM APX / FIXTURES	FLOORING	Entryway	Main	13.2 x 6.9	Ceramic Tile	Dining Room	Main	13.4 x 15.2	Hardwood	Living Room	Main	13.4 x 19.6	Hardwood	Kitchen	Main	13.3 x 15.2	Ceramic Tile	Bedroom 1	Main	10.7 x 9.7	Laminate	Bath 1	Main	Lavatory, Shower, Toilet, Tub	Ceramic Tile	Master Bedroom	Upper 1	14.5 x 13.9	Carpet	Bath 2	Upper 1	Lavatory, Shower, Toilet, Tub	Ceramic Tile	Bedroom 2	Upper 1	9.9 x 10.6	Carpet	Bedroom 3	Upper 1	8.6 x 16	Carpet	Family Room	Basement	17.5 x 12	Carpet	Rec Room	Basement	12.5 x 14.4	Carpet	Bath 3	Basement	Lavatory, Shower, Toilet	Ceramic Tile	Office	Basement	9.7 x 12.5	Carpet	Laundry	Basement	15.6 x 12.7	Vinyl
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Elec/Nat Gas Exp. \$ Features Interior: Ceiling Fan , Ceramic Tile Floor , Electronic Air Cntr , Walk-in Closet , Cable TV , Carpeted Floors , Fireplace-Livingroom , Laminate Flooring , Replacement Windows , Vinyl Floor Features Exterior: Patio , Concrete Parking , Landscaped , Fenced Yard , Large Trees , Level , Workshop Area , Above ground pool , Porch Exterior Appear: Vinyl Appliances: Dishwasher , Range , Refrigerator		Propane GPY: Tank Own/Rent:		Garage : 1 Car , Attached , Carport , Detached Found. Type: Basement , Finished , Full Cooling: Central Water Heater: Gas																																																																	
Remarks: Check out this 4 bedroom 3 bath home! This home boasts over 1800 square feet with an additional finished basement! Upon entry into this home, you will be welcomed with a nice sized entryway, followed into the dining room and open to the living room with an electric fireplace. The kitchen features all appliances, new counter tops, 35' of cabinets, and a new island! There is also a bedroom and full bath on the main floor. Upstairs you will find a nice sized master bedroom with a huge walk-in closet, a full bath, and two more bedrooms. In the finished dry basement, you will find a large family room, rec room, another bedroom/office, laundry room with sink, and a bath. The home has updated 200amp electric, updated plumbing, and replacement windows. The privacy fenced backyard features a large 18x17 patio with basketball hoop, a 28'x4.5' above ground pool with decking, a 13x12 covered brick patio, and a firepit area. The detached 22x20 garage comes complete with a changing room and a workshop. The 12x26 carport is attached to the garage and house. Don't wait to see this house! Priced to sell!		Drive Construct.: Concrete Roof: Shingle Heat: Forced Air , Gas Porch: Front , Open		Directions: South on Banker. Left on Wernsing (Laundry Mat). OR South on 4th St, and right onto Wernsing. Legal: Lot 13 Blk 2 Burke's Add																																																																	
 Brian Henning Coldwell Banker/ First Realty 901 N. Keller Dr. Effingham, IL 62401		PREPARED BY Agent Cert. : Email : bhenning@consolidated.net Direct Ph# : (217) 342-2775 Other Ph# : (217) 821-3338 Fax Ph# : (217) 347-5726																																																																			
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