

Customer Display

Lots and Land  (1) **L\$33,900**
6175347 Active Lot # 7 Lake Estates Dr
Effingham, IL 62401



County:	Effingham	Zoning:	Other
Lake/ Name:	No	Taxes/ Yr:	\$87/ 2016
School:	Effingham Dist. 40	Permit Ready Y/N:	
Elem School:		HOA Dollar Amt:	\$
Middle School:		Tax ID:	1107028032
High School:		Legal Access:	Yes
Acres Apx:	1.00	Plan Unit Dev Y/N:	No
Lot SF:	43,560	Gov't Program Y/N:	
Apx Lot Dim:	43560	Leased Y/N:	
Water:	Rural	Covenants/Restrict Y/N:	
Sewer:	None	CFD Available:	No
Lake Front Y/N:	No		
REO:	No		

Road Frontage:	214	Outbuilding:	No	Tot. Outbldg SF:	
Pasture Acres:	.00	Tillable Acres:	.00	SF Provided By:	
Wooded Acres:	1.00	Pond Acres:	.00	Scrub Acres:	.00
Soybean Act:		Other Act:		Corn Act:	
Current Use Agr:	No	Mineral Rights:			

Features Exterior: Trees , Wooded
Road Construction: Asphalt , Gravel
Util In Place: N/A
Utilities Available: Gas , Water
Tax Exemption: None

Remarks: Lot 7-Looking to build your dream home, look at Lot 7 in South Lake Subdivision. This land lays perfectly for a walk out Basement and Has a view of Safety Harbor cove just across the road.

Directions: From Effingham go approx 4 miles west on Rt 40, turn R on Lake Sara Rd. go approx. 2 miles, turn L onto 1400th

Legal: LOT 7 SOUTH LAKE ESTATES 2817/293 2397/195 1342/53

PREPARED BY



Ryan Siemer
Coldwell Banker/ First Realty
901 N. Keller Dr.

Effingham, IL 62401

Agent Cert. :
Email : ryansiemer@consolidated.net
Direct Ph# : (217) 342-2775
Other Ph# : (217) 343-5882
Fax Ph# : (217) 347-5726



Information herein deemed reliable but not guaranteed; buyer should verify school districts and all information. www.deccimls.com
 Copyright 2017 11/08/2017 01:10 PM