


Customer w/Gallery

Lots and Land **6190440 Active** **W Oak Ave** **Montrose, IL 62445**  (1) **L\$5,000**



County:	Effingham	Zoning:	R-1
Lake/ Name:	No	Taxes/ Yr:	\$79/ 2016
School:	Dieterich Dist. 30	Permit Ready Y/N:	
Elem School:		HOA Dollar Amt:	\$
Middle School:		Tax ID:	1019002054
High School:		Legal Access:	Yes
Acres Apx:	.16	Plan Unit Dev Y/N:	No
Lot SF:	6,970	Gov't Program Y/N:	
Apx Lot Dim:		Leased Y/N:	
Water:	City	Covenants/Restrict Y/N:	
Sewer:	City	CFD Available:	No
Lake Front Y/N:	No		
REO:	No		

Road Frontage: 50	Outbuilding: No	Tot. Outbldg SF:
Pasture Acres:	Tillable Acres:	SF Provided By:
Wooded Acres:	Pond Acres:	Scrub Acres:
Soybean Act:	Other Act:	Corn Act:
Current Use Agr: No	Mineral Rights:	

Features Exterior: Level
Road Construction: Asphalt
Util In Place: Sewer , Water
Utilities Available: Sewer , Water
Tax Exemption: None

Remarks: Nice residential lot.
Directions: Take Rt 40 east towards Montrose. Turn Left on Boyd street and turn right on Oak Ave next to the Methodist Church.
Legal: LOT 10 BLK 6 VILLAGE OF MONTROSE 2279/1 1493/5 1015/297 710/95 700/343 561/179

PREPARED BY



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

Effingham, IL 62401

Agent Cert. :
Email : ryansiemer1@outlook.com
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 2019 02/07/2019 12:50 PM

Photo Gallery List# V6190440AC



Copyright 2019 Decatur & Central,IL MLS. 02/07/2019 12:50 PM