

Customer w/Gallery

Residential 6182727 Active	<u>8711 N Richmond Dr</u> Effingham, IL 62401	 (26)	L\$189,900 <input checked="" type="checkbox"/>																																																			
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Style: Bedrooms: 4 Baths Total: 2.1 Master on Main: No Fireplace: 1 SF Provided By: Tax Roll Total Fin. SF Area Apx: 2,674 Total Fin SF Abv Grade Apx: 2,674 Main SF Apx: 1,412 Upper 1 SF Apx: 782 Upper 2 SF Apx: Lower SF Apx: 480 Bsmt SF Apx: 0 Bsmt Fin SF Apx: 0 Bsmt UFin SF Apx: 0	Story: Tri-Level Rooms: Master Bath: Yes Laundry on Main: Yes	<table style="width:100%; border: none;"> <thead> <tr> <th style="text-align: left;">ROOM NAME</th> <th style="text-align: left;">LVL</th> <th style="text-align: left;">DIM APX / FIXTURES</th> <th style="text-align: left;">FLOORING</th> </tr> </thead> <tbody> <tr><td>Master Bedroom</td><td>Upper 1</td><td>13' x 12'</td><td>Carpet</td></tr> <tr><td>Bedroom 2</td><td>Upper 1</td><td>13' 8" x 11' 8"</td><td>Carpet</td></tr> <tr><td>Bedroom 3</td><td>Upper 1</td><td>13' 5" x 11' 8"</td><td>Carpet</td></tr> <tr><td>Bedroom</td><td>Lower</td><td>11' x 9' 5"</td><td>Carpet</td></tr> <tr><td>Master Bathroom</td><td>Upper 1</td><td>9' 10" x 5'</td><td>Ceramic Tile</td></tr> <tr><td>Bath 1</td><td>Upper 1</td><td>Lavatory, Shower, Toilet</td><td>Ceramic Tile</td></tr> <tr><td>Bath 2</td><td>Lower</td><td>Lavatory, Shower, Toilet, Tub</td><td>Ceramic</td></tr> <tr><td>Living Room</td><td>Main</td><td>20' 9" x 18' 2"</td><td>Carpet</td></tr> <tr><td>Family Room</td><td>Lower</td><td>23' 9" x 20'</td><td>Carpet</td></tr> <tr><td>Kitchen</td><td>Main</td><td>13' x 10'</td><td>Vinyl</td></tr> <tr><td>Dining Room</td><td>Main</td><td>13' x 10'</td><td>Carpet</td></tr> <tr><td>Laundry</td><td>Lower</td><td>10' 8" x 9' 7"</td><td>Vinyl</td></tr> </tbody> </table>	ROOM NAME	LVL	DIM APX / FIXTURES	FLOORING	Master Bedroom	Upper 1	13' x 12'	Carpet	Bedroom 2	Upper 1	13' 8" x 11' 8"	Carpet	Bedroom 3	Upper 1	13' 5" x 11' 8"	Carpet	Bedroom	Lower	11' x 9' 5"	Carpet	Master Bathroom	Upper 1	9' 10" x 5'	Ceramic Tile	Bath 1	Upper 1	Lavatory, Shower, Toilet	Ceramic Tile	Bath 2	Lower	Lavatory, Shower, Toilet, Tub	Ceramic	Living Room	Main	20' 9" x 18' 2"	Carpet	Family Room	Lower	23' 9" x 20'	Carpet	Kitchen	Main	13' x 10'	Vinyl	Dining Room	Main	13' x 10'	Carpet	Laundry	Lower	10' 8" x 9' 7"	Vinyl
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<p>Remarks: WOW!!! Check out this home that features a nice corner lot in Richmond Hills Subdivision with a covered patio & a fenced in backyard. This split level home features; 4 bedroom, 2.5 Baths, 29 ft of oak kitchen cabinets, a living & dining combo and a large family room with a gas-log fireplace for all the family events. Newer gutters & roof were put on in 2018, the roof has a 50 year labor and material warranty that is transferable to the new owner. The sump pump was new in 2017. Backyard play set to remain. Don't let this one slip away call your realtor today for a private showing.</p> <p>Directions: Take south Rt 45 to Old State Police Road Turn Right into Richmond Hills Sub take a left on Richmond Dr look for signs house is on the corner.</p> <p>Legal: LOT 7 REPLAT OF RICHMOND HILLS SUB 1505/150</p>																																																						
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																																																				
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