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51 West Main Street, Albion, IL 62806

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250 S. Fifth St.
Albion, IL 62806

Asking Price: \$95,000

Information About Listing

Year Built	1983	County	Edwards
Type of Construction	Frame/Brick	PIN	03-2-069-07
Square Footage m/l	3,678 Total	School District	Edwards County CUSD #1 (AGS)
Total Rooms	6	Heat	Electric FA (“Carrier”; age unknown)
Bedrooms	3	A/C	Central (brand/age unknown)
Bathrooms	1 Full, 1 Half	Water	City
Foundation	Concrete Slab	Sewer	City
Garage	2-Car Attached (24’x37’)	Average Utilities m/l	\$282.21 (All-Electric)
Lot Size m/l	100.16’x231’	Property Taxes m/l	\$2,192.38 (w/ Owner Occupied Exemption)

Notes

Room Dimensions—Living Room: 15’3”x19’9”; Half Bath: 5’5”x5’7”; Kitchen: 18’2”x9’6”; Full Bath: 10’3”x6’; Bedroom 1: 15’2”x11’7”; Bedroom 2: 11’9”x15’2”; Bedroom 3: 15’x15’2”; Multi-Purpose Room (converted garage): 21’2”x46’5”

Items Included—Refrigerator; Dishwasher; All Tacked Down Carpeting; All Window Treatment/hardware; Built-in/Attached Shelving; All Planted Vegetation; Smoke Detectors; TV Antenna System; Existing Storm and Screens; Central Air Conditioning; Electronic Garage Door Opener (opener does not work); Light Fixtures, as they exist

More Features...200-amp electric service on breakers; “Bradford-White” 40-gallon water heater; metal roof (age unknown); brick and vinyl siding; vinyl, laminate, and carpeting throughout; attached multi-purpose room with separate central heat/air, and sub panel (gas furnace not in use/no gas meter/service to house); Shop light in Attic...**All one level!!!**

Information herein is considered accurate, but is not warranted. All measurements, taxes, utilities, and age are approximate. Appliances not warranted. m/l = more or less

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