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51 West Main Street, Albion, IL 62806

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109 W. North St.
Grayville, IL 62844

Asking Price: \$159,500

Information About Listing

Year Built	1937	County	White
Type of Construction	1.5-Story, Brick/Masonry	PIN	05-20-234-002
Square Footage m/l	2,052 (w/ half-story)	School District	Grayville CUSD #1
Total Rooms	8	Heat	Gas FA (2018)
Bedrooms	4	A/C	Central (2018)
Bathrooms	2 Full	Water	City
Foundation	Basement (Poured Concrete)	Sewer	City
Garage	2-Car, Attached (21'x30')	Average Utilities m/l	Elec.: \$201.00 (Ameren); City Bill: \$155.00 (gas, water, sewer, trash)
Lot Size m/l	77'x150'	Property Taxes m/l	\$2,049.94 (w/ Owner Occ. Ex. ONLY)

Notes

Room Dimensions—Main Floor...Entryway: 5'6"x10"; Sunroom/Home Office: 9'4"x11'4"; Kitchen: 12'6"x12'10"; Dining Room: 12'6"x10'8"; Living Room: 13'9"x16'5"; Bedroom 1: 14'4"x10'8"; Bathroom (full): 6'2"x9'; Bedroom 2: 10'8"x14'7"; **Upstairs...**Bedroom 3: 15'4"x13'2"; Bedroom 4: 15'6"x13'; Bathroom (full): 7'4"x6'

Items Included—Refrigerator; Range; Microwave; Dishwasher; Garbage Disposal; Washer; Dryer; All Tacked Down Carpeting; All Window Treatment/hardware; Built-in/Attached Shelving; Smoke Detectors; Ceiling Fan(s); Window Air Conditioner (back porch); All Planted Vegetation; Fireplace Screen; Fireplace Gas Logs; Existing Storm/Screens; Central AC/HVAC System and Furnace; Electronic/Media Air Filter; Light Fixtures, as they exist

More Features...100-amp electrical service on breakers; 16'x22' enclosed, air conditioned back porch; 19'x24' concrete back patio; 9' wide concrete driveway with turnaround; architectural shingle roof (age ?, appears to be in good condition); brick exterior; vinyl replacement windows, original hardwoods; tile and carpet flooring; lots of built-ins and storage throughout; semi-finished, "dry" basement; toilet in basement; stainless double sink in basement laundry area; Grayville city bill includes gas, water, sewer, and trash pickup

House Updates: Ruud Furnace and AC new in 2018, Reliance 40-gallon electric water heater new in 2018; vinyl replacement windows (age ?)

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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