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854 Illinois Route 15

Browns, IL 62818

Asking Price: \$35,000

Information About Listing

Year Built	1967	County	Edwards
Type of Construction	Singlewide Mobile Home	PIN	09-32-452-001
Square Footage m/l	720	School District	Edwards County CUSD #1 (AGS)
Total Rooms	4	Heat	Gas FA
Bedrooms	2	A/C	Window Units
Bathrooms	1 Full	Water	City of Albion
Foundation	Crawlspace	Sewer	Septic
Garage	2-Car, Detached (20'x22')	Average Utilities m/l	Elec.: \$142.00 (Ameren); Gas: \$62.89 (Consumers)
Lot Size m/l	0.93 acres	Property Taxes m/l	\$81.90 (w/ Owner Occ. Ex. ONLY)

Notes

Room Dimensions—Kitchen: 11'4"x14'2"; Living Room: 11'4"x16'1"; Bedroom 1: 9'2"x9'8"; Bathroom (full): 4'10"x8'8"; Bedroom 2: 7'6"x8'8"

Items Included—Refrigerator; Range; Washer; Dryer; All Tacked Down Carpeting; All Window Treatment/hardware; Built-in/Attached Shelving; TV Tower; Window Air Conditioners; All Planted Vegetation; Existing Storm/Screens; Light Fixtures, as they exist

More Features... 100-amp electrical service on breakers; 24'x24' wired pole barn with concrete floors and sliding doors; 13'x22' wired lean-to with concrete floor; 10'x22' concrete patio; concrete driveway with a large concrete parking area/approach; carpet, vinyl flooring, paneling throughout; mobile home metal siding

House Updates: 30-gallon electric water heater (3 years old); vinyl, dual pane replacement windows (age ?); rubber roof recoated in '21

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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