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**105 Stewart St.**

**Carmi, IL 62821**

**Asking Price: \$135,000**

### Information About Listing

<b>Year Built</b>	1955	<b>County</b>	White
<b>Type of Construction</b>	1-Story, Frame	<b>PIN</b>	13-13-329-002
<b>Square Footage m/l</b>	1,650	<b>School District</b>	Carmi-White County CUSD #5
<b>Total Rooms</b>	7	<b>Heat</b>	Gas Forced-Air
<b>Bedrooms</b>	3	<b>A/C</b>	Central
<b>Bathrooms</b>	2 <i>see notes</i>	<b>Water</b>	City
<b>Foundation</b>	Block Crawlspace	<b>Sewer</b>	City
<b>Garage</b>	Attached, 2-Car (28'x28')	<b>Average Utilities m/l</b>	Electric: \$156.41 (Carmi Light & Water); Gas: \$69.80 (Consumers)
<b>Lot Size m/l</b>	Approx .28 Acres (irreg.)	<b>Property Taxes m/l</b>	\$2,401.25 (Owner Occupied Exemption ONLY)

### Notes

**Room Dimensions**—Kitchen: 9'2"x16'5"; Dining Room: 8'5"x13'2"; Living Room: 13'5"x18'11"; Bedroom 1: 11'3"x14'; Bedroom 2: 11'3"x12'5"; Bedroom 3: 11'5"x12'4"; Bathroom: 6'x7'10"; Office: 8'5"x11'7"; Laundry: 8'5"x11'7"; Garage "Bathroom" (three-quarter, no vanity): 4'6"x5'10"

**Items Included**—Refrigerator ('21); Range ('20); Washer ('21); Dryer; All Window Treatment and Hardware; Built-in/Attached Shelving; Smoke Detectors; Ceiling Fans; TV Antenna System; Window Unit (in garage); All Planted Vegetation; Electronic Garage Door Opener; Central Air Conditioning/Furnace/HAVAC System and Components; Light Fixtures, as they exist; Refrigerator in Garage

**More Features**...100-amp electrical service; asphalt shingle roof (2015); gutter guards; covered front porch, Seiler HVAC (2021), 40-gallon water heater (2021); crawlspace spray foam insulated (2012); hardwoods and vinyl flooring; covered back porch; additional 20'x22' detached garage

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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