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434 W. South St.  
Grayville, IL 62844

**Asking Price: \$99,000**

### Information About Listing

|                             |                   |                              |  |
|-----------------------------|-------------------|------------------------------|--|
| <b>Year Built</b>           | unknown           | <b>County</b>                | White  |
| <b>Type of Construction</b> | Manufactured      | <b>PIN</b>                   | 05-20-209-007                                |
| <b>Square Footage m/l</b>   | 1800              | <b>School District</b>       | Grayville CUSD #1                            |
| <b>Total Rooms</b>          | 4                 | <b>Heat</b>                  | Electric FA                                  |
| <b>Bedrooms</b>             | 3                 | <b>A/C</b>                   | Central                                      |
| <b>Bathrooms</b>            | 2                 | <b>Water</b>                 | City   |
| <b>Foundation</b>           | Crawlspace, Block | <b>Sewer</b>                 | City   |
| <b>Garage</b>               | Detached, 22'x24' | <b>Average Utilities m/l</b> | Elec.: \$72.70 (Ameren); City Bill: \$114.86 |
| <b>Lot Size m/l</b>         | 135'x150'         | <b>Property Taxes m/l</b>    | \$1,067.60 (owner occupied exemption ONLY)   |

### Notes

**Room Dimensions**—Eat-In Kitchen: 13'x23'; Living Room: 16'x28'; Master Bedroom: 13'6"x14'6"; en Suite Bathroom (Full): 8'x11'; Bedroom 2: 10'x13'; Bedroom 3: 12'x13'; Bathroom (Full): 4'6"x10'; Laundry: 5'x13'

**Items Included**—Refrigerator; Range; Microwave; Washer; Dryer; All Tacked Down Carpeting; All Window Treatment and Hardware; Built-in/Attached Shelving; Smoke Detectors; Ceiling Fans; All Planted Vegetation; Existing Storm and Screens; Electronic Garage Door Opener with 1 Transmitter; Central AC/Furnace/HVAC System and Components; Light Fixtures, as they exist

**More Features**...200-amp electrical service on breakers; asphalt shingle roof (age?); vinyl siding; carpet and vinyl flooring throughout; master bedroom walk-in closet; wooden front porch; wooden back deck; 22'x24' detached garage with concrete floor, electrical, and overhead garage door; detached 1-car carport

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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