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533 W. North St.

Grayville, IL 62844

Asking Price: \$49,900

Information About Listing

Year Built	1920's-30's (?)	County	White
Type of Construction	2-Story, Frame	PIN	05-20-130-001
Square Footage m/l	2,450 TOTAL	School District	Grayville CUSD #1
Total Rooms	8	Heat	Gas FA (“American Standard”)
Bedrooms	4-5	A/C	none
Bathrooms	2 (1 Full, 1 upstairs bath unfinished)	Water	City
Foundation	Partial, Brick	Sewer	City
Garage	Detached, 24'x24'	Average Utilities m/l	Elec.: \$194.00 (Ameren); City Bill: \$135.66 see notes
Lot Size m/l	50'x150'	Property Taxes m/l	\$961.41 (EST. w/ owner occ. ex. only at current assessment)

Notes

Room Dimensions—Entry Way: “5’7”x7’3””; Living Room: 16’1”x15’2””; Kitchen: 12’10”x15’8””; Dining Room: 15’3”x10’10””; Bedroom 1: 12’1”x18’; Bedroom 2: 15’5”x14’5””; Bathroom1 (Full): 7’5”x5’8””; **Upstairs...**Bedroom 3: 15’6”x14’4””; Bedroom 4: 15’5”x12’4””; Bedroom 5: 20’8”x11’11””; Bathroom 2 (upstairs, unfinished): 16’1”x15’2””

Items Included—Refrigerator; Range; Garbage Disposal; All Tacked Down Carpeting; All Window Treatment Hardware; Built-in/Attached Shelving; Smoke Detectors; Ceiling Fans; Existing Storm and Screens; Central Forced-Air Furnace System and Components (downstairs only); Water Softener; Light Fixtures, as they exist

More Features...100-amp electrical service; architectural, asphalt shingle roof (age?); painted metal siding; “Bradford-White” 40-gallon gas water heater; wooden windows with screens; oak wood floors in portion of home; original molding, trim, transoms, and built-ins (some painted over); covered front porch (approx . 269 sq. ft.); 16’x8’ covered back porch; 10’x40’ detached carport; 24’x24’ detached garage with vinyl siding, overhead door, concrete floor, and electric

OFFERED “AS-IS, WHERE-IS”

IDEAL STARTER HOME OR INVESTMENT PROPERTY WITH INCOME POTENTIAL

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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