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**202 CR 2500 N**

**Mill Shoals, IL 62862**

**Asking Price: \$235,000**

### Information About Listing

<b>Year Built</b>	1975	<b>County</b>	White
<b>Type of Construction</b>	A-Frame, Ranch	<b>PIN</b>	01-20-476-003
<b>Square Footage m/l</b>	1800	<b>School District</b>	New Hope/FCCHS
<b>Total Rooms</b>	5	<b>Heat</b>	Electric Baseboard, Mini Split w/ Heat Pump
<b>Bedrooms</b>	3	<b>A/C</b>	Central, Mini Split
<b>Bathrooms</b>	1 Full, 1 Three-Quarter	<b>Water</b>	Mill Shoals
<b>Foundation</b>	Concrete Slab	<b>Sewer</b>	Septic (buried tank)
<b>Garage</b>	2-Car, Attached (24'x28')	<b>Average Utilities m/l</b>	ALL ELECTRIC: \$210.00 (Wayne-White)
<b>Lot Size m/l</b>	4.00 +/- Acres	<b>Property Taxes m/l</b>	\$1,593.54 (w/ no exemptions at current assessment)

### Notes

**Room Dimensions**—Entryway: 3'10"x7'11"; Living Room: 16'11"x17'11"; Eat-In/Open Kitchen: 18'10"x14'9"; Master Bedroom: 20'7"x12'2"; en Suite Bath (Three-Quarter): 12'5"x5'4"; Walk-In Closet: 9'5"x11'7"; Bedroom 2: 8'9"x12'; Bedroom 3: 11'6"x19'5"; Main Bathroom (Full): 4'11"x7'; Laundry Room: 11'7"x7'1"

**Items Included**—Refrigerator; Range; Microwave; Dishwasher; Garbage Disposal; Washer; Dryer; All Tacked Down Carpeting; All Window Treatment/hardware; Build-in/Attached Shelving; Ceiling Fans; All Planted Vegetation; Invisible Fence System; Woodburning Fireplace Screen, Door, Grate; Existing Storm and Screens; Electronic Garage Door Openers with 3(?) Transmitters; Central AC/ HVAC System (including mini splits); Light Fixtures, as they exist

**More Features...** 200-amp electrical service on breakers; asphalt shingle roof (newer, age ?); recently remodeled main living area, including all-new kitchen with updated cabinets, solid-surface countertops, subway tile backsplash, like-new fixtures, island with cook-top range, whitewashed knotty pine/tongue-and-groove ceiling; updated bathrooms, including solid surface vanity tops; floor-to-ceiling brick see-through woodburning fireplace; large closets throughout; newer carpeting and vinyl flooring throughout; oversized attached two-car garage; 30'x15'6" poured concrete back patio; 30'x50' post-frame building with 20'x10' covered concrete porch, 16'x10' and 9'x10' insulated overhead doors, concrete floor, and electricity (2017); asphalt driveway; partially wooded lot with mature shade trees/hardwoods; **BEAUTIFUL HOME IN AN ABSOLUTELY BEAUTIFUL, RURAL SETTING!!!**

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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