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**301 ILLINOIS ROUTE 15 (WEST)**

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**602 Elm St.**

**Carmi, IL 62821**

**Asking Price: \$129,000**

### Information About Listing

<b>Year Built</b>	1942	<b>County</b>	White
<b>Type of Construction</b>	1-Story, Frame	<b>PIN</b>	13-13-302-024
<b>Square Footage m/l</b>	1,800	<b>School District</b>	Carmi-White County CUSD #5
<b>Total Rooms</b>	5	<b>Heat</b>	Gas Forced-Air (2 units)
<b>Bedrooms</b>	3	<b>A/C</b>	Central (2023)
<b>Bathrooms</b>	2 Full	<b>Water</b>	City
<b>Foundation</b>	Crawlspace	<b>Sewer</b>	City
<b>Garage</b>	1-Car, Attached (15'x24')	<b>Average Utilities m/l</b>	Electric: \$169.18 (CLW); Gas: \$55.01 (Consumers)
<b>Lot Size m/l</b>	75'x142'	<b>Property Taxes m/l</b>	\$1,544.71 (w/ owner occ. ex. at current assessment)

### Notes

**Room Dimensions**—Kitchen/Breakfast Nook: 8'3"x20'5"; Living/Dining Room: 10'11"x29'11"; Family Room: 14'8"x31'8"; Master Bedroom: 11'5"x12'6"; Bathroom 1 (full): 5'4"x7'4"; Bedroom 2: 10'5"x12'5" and 3'5"x6'6" alcove; Bedroom 3: 13'2"x13'7"; Bathroom 2 (full): 5'11"x9'

**Items Included**—Refrigerator ('24); Oven/Range/Stove; Microwave; Dishwasher; Garbage Disposal; Washer; Dryer; All Tacked Down Carpeting; Smoke Detector(s); Ceiling Fan(s); All Planted Vegetation; Fireplace Screen and Gas Logs (*see notes*); Existing Storms and Screens; Central Air Conditioning; Electronic Garage Door Opener; AC/Furnace/HVAC System and Components; Water Softener; Outdoor Shed; Light Fixtures, as they exist; Chest Freezer (in garage); Dehumidifier (in basement)

**More Features**...200-amp electrical service on breakers; asphalt shingle roof (2009); flat rubber roof over family room (2013); aluminum siding; replacement windows including Pella windows in family room with blinds between glass; blown in attic insulation (2017); hardwood, carpet (2017) and vinyl flooring throughout; 40-gallon gas water heater (2019); most water lines have been replaced; cedar lined closet; covered front porch; 18'x21' 2-car carport; 6'x10' shed

**Additional Information**...the fireplace is currently not in use and the chimney is capped

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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