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Albion, IL 62806 (618) 445-2267

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410 N. Second St.
Albion, IL 62806

Asking Price: $65,000

Information About Listing

Year Built	1951	**County**	Edwards
Type of Construction	1-Story, Frame	**PIN**	07-36-376-003
Square Footage m/l	832	**School District**	Edwards County CUSD #1
Total Rooms	4	**Heat**	Gas Forced Air, "Coleman"
Bedrooms	2	**A/C**	Central, "Coleman" (2025)
Bathrooms	1 Full	**Water**	City
Foundation	Full (partially finished), Block	**Sewer**	City
Garage	1-Car, Attached (14'x24')	**Average Utilities m/l**	Electric: $115.00 (Ameren); Gas: $51.09 (Consumers)
Lot Size m/l	288'x50'	**Property Taxes m/l**	$806.04 (w/ owner occ. ex. at current assessment)

Notes

Room Dimensions—Living Room: 11'6"x17'3"; Eat-in Kitchen: 13'6"x9'; Bedroom 1: 13'6"x9'2"; Bedroom 2: 11'6"x11'4"; Full Bathroom (full): 8'6"x4'8"

Items Included—Refrigerator; Range; Washer; Dryer; All Window Treatment/Hardware; Built-in/Attached Shelving; Smoke Detectors; Ceiling Fans; Window Air Conditioner; All Planted Vegetation; Existing Storms and Screens; Electronic Garage Door Opener w/ 1 Transmitter; Central AC/Furnace/HVAC system and components; Water Softener; Outdoor Shed (2); Light Fixtures; as they exist; Above Ground Pool (needs pump)

More Features...100-amp electrical service on breakers; architectural asphalt shingle roof (2017); faux stone and vinyl siding; replacement vinyl windows; 11'x5' concrete covered porch; 12'x10' wood deck (approx. 2 years old); 14'x24'x5' above ground pool (needs pump); 10'x16' and 8'x20' sheds; partial privacy fence