## Crawford County Real Estate, Inc.

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## **DIRECTIONS:**

S. out of Hutsonville past city park on right.

LISTING #01232

Showing Instructions:
Rented - 24 hr. notice



Covered front porch plus side deck.

Property Type No. Rms.	Fleetwood manufactu	red		
	Bedrooms Bath			Si kale
1st Floor	2 2	WALKERON.		
2nd Floor			Water William	
3rd Floor			Mary	
Basement	none			
Foundation	block			
Walls	painted panels			
Floors	vinyl & carpet			0
Porch	covered front/side de	ck	- Pu	AT THE R
Roof	shingle			
Windows	single pane			
Garage	det. 2 car pole shed	No.		
Exterior	vinyl			The same of the sa
Heat/AC	gas FA (2)/CA	The Particular Control of the Contro		
Water Heater	30 gal elec. 2 yrs.		The second second second	*
Street	blacktop			
Alley	none		Price:	\$51,000
Termite Policy	none	Address of Property	rty 16430 N. 1550th St., Hutsonville, IL 62433	
School Dist.	Hutsonville		Ramona (Nash) Frost	Estate
Water/Sewer	city/septic	Owner:	Lisa Gordon	Tammy Riley, Exec.
Size of Lot	3 acres +/-	Address:		
Taxes	13 \$250.26 + \$92.4	0 land (1 exemption)		
Approximate Age	1996	Phone:		
Equalizer			Kelli Newlin	
Tax I.D. #03-1-32-0	00-004-001	Sign Wanted:	yes	Key # none - tenant
REMARKS: (All information believed correct, but not guaranteed.)				

LIVING ROOM: 16.5x26.5, w/w, fireplace reserved, blinds, closet where 3rd BR used to be

KITCHEN: 13'x17', vinyl, dbl. s.s. sink,lots of cabinets, eat-in dining area, all appliances belong to tenant

All appliances belong to tenant. Tenant also reserving fireplace, curtains/valances & some light fixtures. Blinds remain. Propane tank is leased from Wabash Valley for \$40/yr. Originally was a 3 BR & could be again with putting wall back up in living room.

**UTILITY ROOM:** 5'x6', breaker box, cabinets, w/d hook-ups (w/d belong to tenant)

Nice location just outside of city limits and near city park on 3 mostly wooded acres.

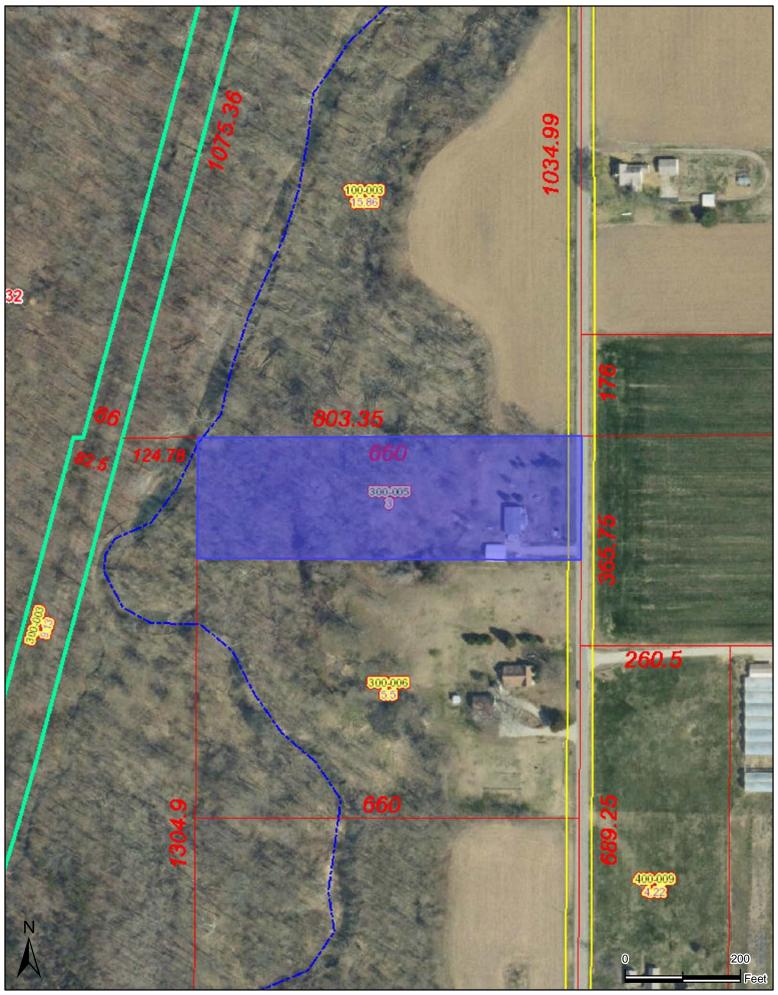
**MASTER BR:** 14.5x 13', w/w, closet

MASTER BATH: w/w & vinyl, vanity w/ mirrored medicine cabinet, garden tub w/ hand held shower

**BEDROOM:** 10'x13', w/w, closet

**BATH:** vinyl, tub/shower combo., vanity

**GARAGE:** 24'x32', gravel



Crawford County, IL