

CRAWFORD COUNTY REAL ESTATE, INC.

1203 W. Main St.
Robinson, IL 62454

Website - crawford-county.com
Email - c cre@crawford-county.com

DIRECTIONS:

Showing Instructions:
Show anytime



Approx. sq. ft.	1,260
Property Type	1.5 story
No. Rms.	5
	Bedrooms Bath
1st Floor	2 1
2nd Floor	1
Basement	none
Foundation	masonry
Walls	plaster/drywall/panel
Floors	carpet/vinyl
Porch	side covered deck/stoop
Roof	comp shingle
Windows	replacement
Garage	2 car det. 22x22
Exterior	alum.
Heat/AC	gas FA/CA
Water Heater	gas
Street	blacktop
Alley	none



Termite Policy	none	Address of Property	9937 N. 800th St.	Price:	\$48,500	\$49,500
School Dist.	Robinson		Robinson, IL 62454			
Water/Sewer	Eaton/none	Owner:	Jerome Ford			
Size of Lot	.32 acre +/-	Address:				
Taxes	TBD from a larger tract					
Approximate Age	1940/1974	Phone:				
Equalizer	Norris elec./Ameren gas	Listed by:	Bill Rosborough			
Tax I.D. #05-3-06-000-001-000		Sign Wanted:	yes			Key none

REMARKS: (All information believed correct, but not guaranteed.)
Home is being sold "as is". Handyman special. Country home on blacktop close to Robinson with city water & gas. Water line is a private line.

Home needs new septic & chimney is closed off. Seller is retaining driveway for access to grain bins, but will give buyer an easement to garage. Buyer is to keep driveway open for seller to access farmland & bins. Buyer will need to install private line electric to home. Seller is retaining current electric line & meter to service grain binds. Electric outlets do not all work. Back bedroom has a roof leak. **Mineral rights are reserved.** Lot lines are marked with orange flags.

- LIVING ROOM:** 15'x12', w/w, fireplace does not work
- DINING ROOM:** 13'x12', w/w
- FRONT BR:** 12'x10', furnace closet, 2 closets
- UTILITY ROOM:** Knotty Pine, w/d hook-ups, cabinets & sink
- KITCHEN:** 15'x13', dishwasher (condition unknown), stove, patio door to covered side deck
- BATH:** 5'x8', tub w/ handheld shower
- BACK BEDROOM:** 9'x15', w/w, double closet
- UPSTAIRS**
- LANDING:** 14.5x8', wood floors, stair closet
- BEDROOM:** 14.5x10', wood floor, closet