

CRAWFORD COUNTY REAL ESTATE, INC.

1010 W. Main St.
Robinson, IL 62454

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

DIRECTIONS:

Showing Instructions:
Show anytime



| | |
|-----------------|----------------------|
| Approx. sq. ft. | 1,344 |
| Property Type | Ranch |
| No. Rms. | 6 |
| | Bedrooms Bath |
| 1st Floor | 4 2 |
| 2nd Floor | |
| Basement | none |
| Foundation | block |
| Walls | drywall |
| Floors | hardwood/vinyl |
| Porch | stoop |
| Roof | shingle 2018 |
| Windows | vinyl replacement |
| Garage | attached carport |
| Exterior | vinyl |
| Heat/AC | gas FA/CA |
| Water Heater | 50 gal gas ' 22 |
| Street | paved |
| Alley | none |



| | | | | | | |
|-----------------|---|---------------------|-----------------------|--------|----------|-----------------------------|
| Termite Policy | none | Address of Property | 606 & 604 E. Plum St. | Price: | \$69,900 | \$77,000 "AS IS" |
| School Dist. | Robinson | | Robinson, IL 62454 | | | |
| Water/Sewer | city/city | Owner: | William D. Fancil | | | |
| Size of Lot | 59'x76'; 40'x130'; 40'x114' | Address: | | | | |
| Taxes | ' 22 \$980.42 (1 exemption); \$124.42; \$106.16 | Phone: | | | | |
| Approximate Age | 1935 | Listed by: | Erica Lytis | | | |
| Equalizer | \$186.00 | Sign Wanted: | yes | | | Key # 88 + lockbox |

REMARKS: (All information believed correct, but not guaranteed.)
This 4 bedroom, 2 bath home is situated on 3 lots with a large primary bedroom with en-suite bath. Some updates will need to be completed, but materials will be left to do so. (Siding, drywall, fence panels, some fixtures) Roof replaced 2018, water heater 2022, new furnace motor 2023, along with AC being recently serviced.

- LIVING ROOM:** 11'x14.5, hardwood, ceiling fan w/ light, closet
- KITCHEN:** 13.5x17', vinyl, smooth top range (1 yr.), refrigerator (1 yr.), dishwasher, garbage disposal, overhead lights
- SE BEDROOM:** 10'x13.5, hardwood, overhead light, closet with furnace
- FULL BATH:** vinyl, tub/shower combo., pedestal sink, medicine cabinet
- NE BEDROOM:** 10'x10', hardwood, ceiling fan w/ light
- WEST BEDROOM:** 10.5x12', hardwood, overhead light, closet w/ water heater
- PRIMARY BR:** 12.5x15', vinyl, ceiling fan w/ light, walk-in closet (6x13)
- PRIMARY BATH:** 9'x14', vinyl, jetted tub, corner shower, vanity sink, washer/dryer hook-ups