

CRAWFORD COUNTY REAL ESTATE, INC.

1203 W. Main St.
Robinson, IL 62454

Website - crawford-county.com
Email - ccre@crawford-county.com

DIRECTIONS:

Showing Instructions:
24 hr. notice



Approx. sq. ft.	3,062 per seller & appraisal
Property Type	2-story
No. Rms.	11
Bedrooms Bath	
1st Floor	0 2-half
2nd Floor	4 2
Basement	full unfinished
Foundation	poured
Walls	painted knock down drywall
Floors	laminat/carpet/vinyl
Porch	back deck & patio
Roof	asphalt shingle
Windows	Andersen
Garage	2 car attached
Exterior	vinyl w/ brick accent
Heat/AC	2 - gas FA/CA
Water Heater	40 gal gas propane
Street	paved
Alley	none



Termite Policy	none	Address of Property	12125 N. 675th St.,	Price:	\$449,000
School Dist.	Oblong		Robinson, IL 62454		
Water/Sewer	city/aerator septic	Owner:	Gary W. & Terry E. Inboden		
Size of Lot	7.31 acres +/-	Address:			
Taxes	'20 \$5,761.44 (1 exemption)	Phone:			
Approximate Age	2000	Listed by:	Anita Moulton		
Equalizer		Sign Wanted:	yes	Key #55 + lockbox	
Tax I.D. #04-1-23-000-020-001					

REMARKS: (All information believed correct, but not guaranteed.)

Seller runs extra electric for bird incubators & woodworking. Extra gas for garage & workshop. Whole house painted knock down drywall. Very nice home secluded with wooded acreage.

Fence line on N; few feet into woods on E&S. **All 3 SE buildings reserved.**

FOYER: 7'x9', ceramic floor, newer steel door w/ side lights, coat closet
FORMAL LIVING: 16.5x14', laminate, ceiling fan w/ light, 20' ceilings, recessed lighting, pocket door to Den
DEN: 13'x12', hardwood floor, recessed light **HALLWAY:** **HALF BATH:** vinyl, vanity, stool
FAMILY ROOM: 13.5x14.5, laminate, patio doors open out to 20.5x14', deck + stamped concrete patio 17'x15' w/ fire pit
DINING ROOM: 13.5x14', vinyl; **KITCHEN:** 12'x13', vinyl, recessed lighting, lots of Oak cabinets, side by side refrigerator, elec. smoothtop range (gas hook-up), dishwasher, 2 Lazy Susans, garbage disposal, 42" corner cabinets, breakfast bar; **2nd HALF BATH:** vinyl, vanity, stool, pocket door to **MUD ROOM:** 5.5x11', coat closet; **LAUNDRY ROOM:** wall cabinets, dbl. closet, washer/dryer stay, walks out to 2nd **DECK:** 14'x24', ceiling fan w/ light, salt treated ceilings w/ stacked stone; **STORAGE ROOM:** 6.5x11', drywall
UPSTAIRS: open stairway w/ 4'x10.5 landing; **SE BEDROOM:** 12'x14', w/w, ceiling fan w/ light, dbl. closet; **HALL BATH:** w/w, dbl. bowls, 6' vanity, privacy wall for stool, tub/shower, vinyl, exhaust fan; **HALLWAY:** 6' linen closet, 2nd closet for furnace; **MIDDLE BR:** 12'x14', w/w, ceiling fan w/ light, dbl. closet, mirrored doors; **MASTER BR:** (NE), 15'x18', w/w, ceiling fan w/ light, walk-in closet; **MASTER BATH:** vinyl, 5' vanity, dbl. bowl, linen closet, dbl. mirrors w/ lights, oval garden tub, 48" seat shower, exhaust fan; **NW BEDROOM:** 14.5x16.5, w/w, ceiling fan w/ light, roof window crank out, dbl. closet
BASEMENT: full unfinished, concrete floor, 200 amp breaker, sump pump, water softener stays, furnace for basement & ground floor; 13'x14.5, SW corner drywalled w/ knock down
GARAGE: att. 2 car, wall gas heater stays, insulated doors w/ 2 openers, side by side refig. base & wall cabinets stay, access to attic; **N. BUILDING:** 54'x34', plus addition 30'x14', concrete, 4 kennel dog run on west end, 16' insulated overhead door, 8'x15' concrete patio on south, wood shop heated/AC w/ insulated walls & ceiling, **air filtration system reserved**, propane & woodburning stove stay, several florescent lights, all attached benches stay, **all wood products reserved**

LD: 4/18/22
R - 2.7