

MLS #: 08715711 **Detached Single** List Price: \$160,000 Status: CLSD List Date: 08/29/2014 Orig List Price: \$175,000 Sold Price: \$175,000 Area: 4509 List Dt Rec: 09/01/2014

Address: 18375 E 2500 North Rd , Odell, Illinois 60460

Directions: I-55 S Odell exit 209 MM, at ramp left 1/4 mile to Rt. 66 1 Mile R onto 2500 N approx 3 miles on R

Sold by: Steven Blackerby (227405) / Coldwell Banker Lst. Mkt. Time: 55

Residential (23076) Closed: 11/21/2014

Year Built: 1910 Blt Before 78: Yes

Dimensions: 611X303X432X303 Ownership: Fee Simple Corp Limits: Unincorporated

Off Market: 10/22/2014

Coordinates: N: S: E: W: Rooms: 7

Bedrooms: 3 Basement: Full

Contract: 10/22/2014 Financing: Conventional

Contingency: Curr. Leased: No

Zoning Type: Agricultural Model: County: Livingston

Points: 3300

Fireplaces: 0 Parking: Garage

Spaces: Gar:1 Parking Incl. Yes In Price:

Remarks: MOTIVATED SELLERS: 3 Acre Farm w/4 Stall Horse Stable, Electric Fenced Pastures, Zoned Ag! Raise chickens, goats, or cows! 3-4 Bedroom home with recent updates, hardwood floors, updated kitchen-eat-in. Full unfinished basement. Watch the Deer and Horses from your window. Get away from it all and live a quiet peaceful life on your own farm. Minutes from Interstate, Historic 66 to Chicago or Bloomington/Normal.

School Data Elementary: Odell Grade (435) Junior High: Odell Grade (435) High School: Pontiac (90) Other:

Assessments Amount: \$0 Frequency: Not Applicable

Special Assessments: No Special Service Area: No Master Association: No

Tax Amount: \$3,276

PIN: 10100730000500 (Map) Mult PINs:

Subdivision:

(full/half): Master Bath: None

Bsmnt. Bath: No

Township: Odell

Grid #:69

Bathrooms 1 / 0

Tax Year: 2013

Tax Exmps: Homeowner

Miscellaneous Waterfront: No Appx SF: 1200 SF Source: Assessor Acreage: 3

Flooring Room Name Size Level Win Trmt Room Name Size Flooring Level Win Trmt Main Level Living Room 13X14 Carnet All Master Bedroom 14X17 2nd Level Carpet All Dining Room 14X15 Main Level Hardwood All 2nd Bedroom 11X13 2nd Level Carpet All Kitchen 15X16 Main Level Vinyl All 3rd Bedroom 11X13 2nd Level Carpet All Family Room 14X15 Main Level Carpet All 4th Bedroom **Not Applicable** Laundry Room Mud Room5X6 Main Level Vinyl None

Interior Property Features: Vaulted/Cathedral Ceilings, Hardwood Floors, 1st Floor Full Bath

Exterior Property Features: Porch, Dog Run &/or Invisible Fence, Horse Barn/Pole Barn, Brick Paver Patio

Age:100+ Years Type: 2 Stories Style: Colonial Exterior: Vinyl Siding Air Cond: Central Air Heating:Forced Air

Kitchen: Eating Area-Table Space Appliances: Oven/Range, Dishwasher, Refrigerator Parking Details:

Dining:Separate Attic:

Basement Details: Unfinished

Bath Amn: Fireplace Details: Fireplace Location:

Electricity: Circuit Breakers

Equipment: CO Detectors, Ceiling Fan, Sump Pump Lot Desc: Agent Remarks: Motivated Sellers! Bring us a Reasonable Offer and Lets negotiate

Internet Listing: All VOW AVM: No Listing Type: Exclusive Right to Sell

Coop Comp: 2.5%-\$200 (on Gross SP) Showing Inst: Schedule through Showing **Assist**

Mgmnt. Co:

Owner: Owner of Record Broker: Sancken Sole Realty (70245) List Agent: William Sole (705496)

Co-lister:

Additional Rooms: Mud Room

Garage Ownership: Owned Garage On Site:Yes Garage Type: Detached Garage Details: Parking Ownership:

Parking On Site:

Driveway: Asphalt, Concrete, Gravel Foundation:

Exst Bas/Fnd: Disability Access:No Disability Details: Exposure:

Lot Size:3.0-3.99 Acres

Remarks on Internet?: Yes VOW Comments/Reviews: No Holds Earnest Money: Yes

Addl. Sales Info.: None Cont. to Show?:

Contact Name:

Ph #: (815) 844-4104

Ph #: (815) 252-8456 Ph #:

Addr on Internet?: Yes Agent Notices:

Walk Score®: 0 - Car-Dependent

Roof: Asphalt/Glass (Shingles)

General Info:School Bus Service

Amenities: Horse-Riding Area

Sewer: Septic-Private

Water: Other

Asmt Incl:None

HERS Index Score:

Green Rating Source:

Possession: Closing

Const Opts:

Green Discl:

Green Feats:

Sale Terms:

Occ Date:

Lock Box: Combination Box Special Comp Info: None

Phone:

Agent Owned/Interest: No Team:

Expiration Date:

Email:billsole@sanckensolerealty.com

More Agent Contact Info: Copyright 2014 MRED LLC - The accuracy of all information, regardless of source, including but not limited to square footages and lot sizes, is deemed reliable but not guaranteed and should be personally verified through personal inspection by and/or with the appropriate professionals.

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Prepared By: 11/23/2014

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