



“See the difference *Integrity* makes!”

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202 Park Ln.
Carmi, IL 62821
Asking Price: \$104,500

Information About Listing

Year Built	1960 (app.)	County	White
Type of Construction	1-Story Frame	PIN or Parcel #	13-13-456-018, 13-13-456-019
Square Footage m/l	1594	School District	Carmi-White County CUSD #5
Total Rooms	7	Heat	Gas Forced-Air (age unknow)
Bedrooms	4	A/C	Central (compressor replaced in 2015)
Bathrooms	2.5	Water	City
Foundation	Concrete Block Crawlspace	Sewer	City
Garage	Attached 2.5-Car (24'x 16')	Average Utilities m/l	\$250.00 (City Bill: water, electric, gas)
Lot Size m/l	87'x105'	Property Taxes m/l	\$1,712.94 (with no exemptions)

Notes

Room Dimensions—Living Room: 19'10"x11'7"; Kitchen: 12'5"x10'11"; Dining Room: 11'5"x13'3"; Master Bedroom: 16'4"x11'4"; Bedroom 2: 16'4"x11'6"; Bedroom 3: 12'6"x14'; Master Bath: 13'2"x9'7"; Bath 2: 8'3"x6'5"; Half-Bath: 4'2"x5'1" Office: 10'11"x11'13"; Laundry: 11'11"x6'6"

Items Included—Refrigerator; Range; Microwave; Dishwasher; Garbage Disposal; Satellite Dish and System (wired for Cable-Dish Network; All Tacked Down Carpeting; All Window Treatment and Hardware; TV Antenna System; Existing Storm and Screens; Electronic Garage Door Opener w/ 2 Remotes and Keypad; Central Air Conditioning; Outside Shed; Light Fixtures, as they exist

More Features...200-amp service installed 2008; fence installed 2015; bathroom storage unit, patio fireplace, concrete patio area in back; landscaping upgrades installed between 2008 and 2010, laminate flooring installed 2015; crawlspace encapsulation by "Healthy Spaces" in 2010 (inspected annually/under warranty); nice garden area; numerous updates

Information herein is considered accurate, but is not warranted. All measurements, taxes, utilities, and age are approximate. Appliances not warranted. m/l = more or less

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