



# Buffy Tillitt and Associates

Real Estate  
Modular Homes  
Appraisals  
(217) 323-2100

Jct. 67 & 100 – 10060 US HWY 67  
Beardstown, IL 62618

**PERFECTLY MAINTAINED, PROFESSIONALLY REFURBISHED  
THIS HOME IS JUST LIKE NEW AND READY TO MOVE INTO.**

**LIVING ROOM:** Open and spacious. Oatmeal colored berber carpet, drywall 9' ceilings. Pella casement windows. Nice bow window on south side, huge walk-in closet.

**KITCHEN:** Snack bar opens to LIVING ROOM, built in china closet. Hickory cabinets of highest quality. Granite look counter top. Built in waste basket.

**SUNROOM:** French doors separate this from kitchen, all Thermopane windows, easy-care floor, nice drywall. This room is so livable & sunny.

**BEDROOM:** New drywall, nice carpet

**BEDROOM:** New drywall, 2 large closets, nice carpet

**BATH:** New drywall, almond fixtures, oak vanity, lots of storage.

**LOWER LEVEL:** Finished rec room has paneling and painted, could be future BR if needed.

**HUGE STORAGE ROOM:** This includes shower, commode, and washer/dryer area

**EXTRA ROOM:** Another paneled room for BR or storage, also houses the gas hot water boiler. Workshop room also.



Detached block 2 car garage, nice fenced yard, shady plus beautiful plants.

Front covered porch with landscaped decorations.

<b>BARKER</b>		1120 LAFAYETTE		Residential	5	2	1	<b>Beardstown</b>	<b>\$96,000</b>
LISTING NO.	ADDRESS		TYPE PROPERTY	RM	BR	BATH	LOCATION	PRICE	
Construction	Bungalow	<input checked="" type="checkbox"/>	W-W Carpet	<input checked="" type="checkbox"/>	Storm Doors	Approx sq ' 1400	Other		
Age-	Total refurbished		Draperies	<input checked="" type="checkbox"/>	Storm Win.	Hall	Code 240		
Fuel Bill	\$161.07		Blinds	<input checked="" type="checkbox"/>	Screens	Living Rm. 16x20			
Possession	Negotiable		Disposal		Awnings	Dining Rm. Incl			
Zoning	Residential		Dishwasher		TV Antenna	Kitchen 10x20			
Electrical	100 amp		Refrigerator	<input checked="" type="checkbox"/>	Dry Wall	Family Rm. 11x15			
Lot Size	55x115		Range	<input checked="" type="checkbox"/>	City Water	Bath 6x8			
Tax	\$690	<input checked="" type="checkbox"/>	Kitchen vent		Plaster Wall	Baths			
High School	BHS	<input checked="" type="checkbox"/>	Air cond.	<input checked="" type="checkbox"/>	Gas	Bedroom 11x13			
Grade School	Beardstown		Attic Fan	<input checked="" type="checkbox"/>	Storm Sewer	Bedroom 12x13			
Type Heat	GHW/CAC		Fireplace	<input checked="" type="checkbox"/>	Sanitary Sewer	Bedroom (B) 14x13			
Type Windows	Pella Casement	<input checked="" type="checkbox"/>	Insulation		Septic Tank	Bedroom			
Type Roofing	Asphalt Shingle		Schl-Bus	<input checked="" type="checkbox"/>	Curbs	Type Floors Carpet			
Water Heater	Gas	<input checked="" type="checkbox"/>	Paved Street	<input checked="" type="checkbox"/>	Sidewalks	No. Closets Ample			
Well Depth		<input checked="" type="checkbox"/>	Fenced Yard		Carport	Utility Rm. In Basement			
Water Soft.					Paved Drive	Garage 2 Car Detached			
						Basement Finished			

INFORMATION HEREIN BELIEVED TO BE ACCURATE BUT NOT WARRANTED