



Buffy Tillitt and Associates

Real Estate
Modular Homes
Appraisals
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Beardstown, IL 62618

SUMMER BREEZE, PANORAMIC VIEWS, QUIET LIFESTYLE... Why not trade the noise of the city for Country Life in this Classic Prairie Style Brick 2 story?



ENTRANCE: Brick exterior, covered aluminum soffits. Glass enclosed front porch is the favorite room of this home. Cement floor, great views, room is useful 3 seasons.
LIVING ROOM: Cream carpet, three walls painted sand and one burgundy, built in shelves.
DINING ROOM: Archway divides LR and DR. Continuous décor.
KITCHEN: stainless steel sink, dishwasher microwave. New ceramic floor and backsplash, New window. Laundry chute to basement.
DOWNSTAIRS BATH: Americana décor with white fixtures. New oak floor. New toilet.
BEDROOM or office: painted walls, cream carpet,
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BATH: White fixtures, new tub surround, painted walls
 New thermopane windows in this home,
BASEMENT: Fireplace (non-functional at present), shower, sink,

and laundry facilities. Large Family room. Gas hot water heat system provides even comfortable heat for home.

Room under porch has cement ceiling for cold storage of fruits & vegetables.

YARD: 2 acre site with lots of privacy, cool summer breezes, a million dollar view for only \$127,000!

Waterfall and goldfish pond near back door. Beautiful landscaping around home with lots of perennial plantings. Kids tree house on northwest yard. 3 sided open shed with cement slab in center. 2 car cement block garage is sturdy for hobbies and storage.

**Morton building is located off this property. It is owned by a neighbor.

\$115,000 8/26/08

JOCKISCH		12423 BETHEL CHURCH RD		RESIDENTIAL	8	5	2	Rural Arenzville	\$127,000
LISTING NO.	ADDRESS		TYPE PROPERTY		RM	BR	BATH	LOCATION	PRICE
Construction	Brick 2 story	X	W-W Carpet	X	Approx. sq. ft.		1900	Other	
Age-	63- exc	P	Draperies	X	Hall			Code 240	
Fuel Bill	\$300		Ven. Blinds		Living Rm		16 X13'		
Possession	Negotiable		Disposal		Dining Rm.		13X13'		
Zoning			Dishwasher		Kitchen		13X11'		
Electrical	100 Amp	X	Refrigerator		Family Rm.				
Lot Size	2 acres	X	Range		Bath		8X6'		
Tax	\$2500.		Kitchen vent	X	Baths		8X8'	REMARKS	
High School	BHS	W	Air cond	X	Bedroom		13 X16'		.5 th Bedroom/Office: 9X9'
Grade School	Btown		Attic Fan		Bedroom		13 X11'		
Type Heat	Gas boiler		Fireplace		Bedroom		11X10'		
Type Windows	Dbl hung/ some new	X	Insulation	X	Bedroom		13 X11'		
Type Roofing	Asph shingle	X	Schl-Bus		Type Floors		Carpet		
Water Heater	Gas	X	Paved Road		No. Closets		Ample		
Well Depth	Drilled/ 7 yrs.		Fenced Yard		Utility Rm.		In basement		
Water Soft.					Garage		2 C block		
					Basement		Full		

INFORMATION HEREIN BELIEVED TO BE ACCURATE BUT NOT WARRANTED