



1st CLASS

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A Fiscus Company

701 N. Jackson St. Robinson, IL.
1stclassrealtyinc.com (618) 546-1550

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|----------------------|---------------------------------------|
| PRICE | \$49,900 |
| Showing Instructions | Vacant Notify Office |
| Property Address | 1309 N. Howard St. Robinson, IL 62454 |
| Owner | James Fiscus |
| Listed By | James Fiscus (Broker Owned) |

| | |
|---------------|---------------------|
| Property Type | Rambler |
| Sq Footage | 760 sq ft |
| # Of Floors | 1 |
| Exterior | Vinyl |
| Roof | Metal 2-3 Years Old |
| Bedrooms | 2 |
| Baths | 1 |
| Foundation | Conc. Block |
| Basement | None |
| Lot Size | 45' X 124' |
| Garage | 1 Car Att. Carport |
| Heat | FA 2020 |
| A/C | Window Unit |
| Approx. Age | ±1940 |
| Water | City |
| Sewer | City |
| School Dist. | Robinson |
| Tax I.D. | 05-4-28-041-040-000 |
| Taxes (Yr) | \$692.84 |



Additional comments

This home has been completely remodeled. The inside includes a remodeled kitchen with new cabinets, countertops, and flooring, the bathroom has a new vanity, flooring, and tile surround. The rest of the home has been finished with drywall and knockdown. The home also has new flooring throughout. The furnace was added this year and the metal roof is about 2-3 years old. This home is absolutely move in ready and has a new refrigerator and stove in it as well. *Broker Owned*

| | | | |
|--------------|-------------|----------|-----------|
| Living Room | 12'6" X 14' | Bedroom | 16' X 8' |
| Kitchen | 12' X 11'6" | Bedroom | 19' X 11' |
| Front Foyer | 7' X 10' | Bathroom | 8' X 4'6" |
| Utility Room | 9' X 9' | | |

