



**Detached Single**

Status: **ACTV**  
 Area: **1349**

Address: **31 Peoria Rd , Ohio, Illinois 61349**

Directions:

Walk Score®: **0 - Car-Dependent** Hwy 26 north through Ohio for 1 mile to Baseline Rd. West on Baseline to Peoria Rd. North on Peoria

MLS #: **07843920**  
 List Date: **06/28/2011**  
 List Dt Rec: **06/28/2011**

List Price: **\$219,900**  
 Orig List Price: **\$249,000**  
 Sold Price:

Closed:  
 Off Market:  
 Year Built: **1974**  
 Dimensions: **291X366.66**  
 Ownership: **Fee Simple**  
 Corp Limits: **Unincorporated**  
 Coordinates: **N: S: E: W:**  
 Rooms: **6**  
 Bedrooms: **3**  
 Basement: **None**

Contract:  
 Financing:  
 Blt Before 78: **Yes**  
 Subdivision:  
 Township: **East Grove**  
 Bathrooms **2 / 0**  
 (full/half):  
 Master Bath: **None**  
 Bsmnt. Bath: **No**

Lst. Mkt. Time: **233**  
 Points:  
 Contingency:  
 Curr. Leased: **No**  
 Model:  
 County: **Lee**  
 # Fireplaces: **1**  
 Parking: **Garage**  
 # Spaces: **Gar:3**  
 Parking Incl. **Yes**  
 In Price:

Remarks: **OWNER OFFERING \$2000 CASH BACK AT CLOSING! 2.5 acre sanctuary w/3 BR & 2 BA home: multiple updates, koi pond, fire pit, fenced yard, ultra low util. w/wood burn. stove, laundry room, many closets, sunny & updated Kit. Garage: 3 stalls (1 over-sized) w/work area (32'x40'). Barn: combo workshop (heated section) & animal shelter. Sm orchard: apple, plum, cherry, eng. walnut trees. New greenhouse. New well. 2 pastures**

School Data	Assessments	Tax	Miscellaneous
Elementary: (17)	Amount: \$0	Amount: <b>\$3,403.18</b>	Waterfront: <b>No</b>
Junior High: (17)	Frequency: <b>Not Applicable</b>	PIN: <b>08203330000200 (Map)</b>	Appx SF: <b>1420</b>
High School: (505)	Special Assessments: <b>No</b>	Mult PINs:	SF Source: <b>Taped</b>
Other:	Special Service Area: <b>No</b>	Tax Year: <b>2010</b>	Acreeage: <b>2.45</b>
	Master Association: <b>No</b>	Tax Exmps: <b>Homeowner</b>	

Room Name	Size	Level	Flooring	Win Trmt	Room Name	Size	Level	Flooring	Win Trmt
Living Room	14X23	Main Level	Carpet	Blinds	Master Bedroom	11X14	Main Level	Carpet	
Dining Room	9X13	Main Level	Vinyl		2nd Bedroom	11X14	Main Level	Carpet	
Kitchen	10X10	Main Level	Vinyl		3rd Bedroom	13X11	Main Level	Carpet	
Family Room		Not Applicable			4th Bedroom		Not Applicable		
Laundry Room	11X10	Main Level	Vinyl						
Utility Room-	3X6	Main Level	Vinyl						
1st Floor									

Interior Property Features: **1st Floor Bedroom, 1st Floor Laundry, 1st Floor Full Bath**

Exterior Property Features: **Patio, Greenhouse, Storage Shed, Horse Barn/Pole Barn, Brick Paver Patio, Outdoor Fireplace**

Age: <b>31-40 Years, Recent Rehab</b>	Additional Rooms: <b>Utility Room-1st Floor</b>	Roof: <b>Asphalt/Glass (Shingles)</b>
Type: <b>1 Story</b>	Garage Ownership: <b>Owned</b>	Sewer: <b>Septic-Private</b>
Style: <b>Ranch</b>	Garage On Site: <b>Yes</b>	Water: <b>Well-Private</b>
Exterior: <b>Vinyl Siding</b>	Garage Type: <b>Detached</b>	Const Opts:
Air Cond: <b>Central Air</b>	Garage Details: <b>Garage Door Opener(s), 7 Foot or more high garage door</b>	General Info: <b>School Bus Service</b>
Heating: <b>Electric, Other</b>	Parking Ownership:	Amenities: <b>Horse-Riding Area</b>
Kitchen: <b>Eating Area-Breakfast Bar, Pantry-Butler</b>	Parking On Site:	Asmt Incl: <b>None</b>
Appliances: <b>Oven/Range, Dishwasher, Refrigerator, Washer, Dryer</b>	Parking Details:	HERS Index Score:
Dining: <b>Separate</b>	Driveway: <b>Gravel</b>	Green Discl:
Attic:	Foundation: <b>Concrete</b>	Green Rating Source:
Basement Details: <b>Slab</b>	Ext Bas/Fnd:	Green Feats:
Bath Amn:	Disability Access: <b>No</b>	Sale Terms: <b>Conventional</b>
Fireplace Details: <b>Wood Burning Stove</b>	Disability Details:	Possession: <b>Closing</b>
Fireplace Location: <b>Living Room</b>	Exposure: <b>E (East)</b>	Occ Date:
Electricity: <b>Circuit Breakers, 100 Amp Service</b>	Lot Size: <b>2.0-2.99 Acres</b>	Add. Sales Info.: <b>None</b>
Equipment: <b>TV-Dish, Ceiling Fan</b>	Lot Desc: <b>Fenced Yard, Horses Allowed</b>	

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MLS #: 07843920

Prepared By: Lauren Mavity | The Property Merchants Co. | 02/15/2012 07:53 PM



