

Belleville, IL



Real Estate Auction

Thurs. Sept. 16, 2010

@ 6:00 pm

OPEN HOUSE: Sun., Sept. 12, 12-2 PM

**Address: 7328 Foley Drive
Belleville, IL 62223**

ROOM	DIM	LEVEL	FLOORING
Living	21x15	Upper	Carpet
Dining			
Kitchen	11x7	Upper	Wood
Family	15x12	Lower	Carpet
Mst Bedrm	21x13	Upper	Carpet
2 Bedrm	12x9	Upper	Carpet
3 Bedrm	13x11	Lower	Carpet
Full Bath	9x8	Upper	Vinyl
Utility	9x8	Lower	Vinyl
Full Bath	8x5	Lower	Vinyl

Rooms: 7
Bedrooms: 3
Total Baths: 2
Full Baths: 2
3/4 Baths: 0
Half Baths: 0

Fin Bsmt Rooms: 4
Fireplaces: 1
Garage: 1 car att garage
Driveway: Concrete

Sq. Ft Above 984
Sq. Ft. Below: 708
Total Finished: 1,692
Year Built: 1989

Style: Villa
Exterior: Brick Combo
Roof: Comp. Shingle

Heat: Forced Air
Fuel: Electric
A/C: Central Air
Elec: 200 Amp
Wtr: Public
Wtr Htr: Electric
Swr: Public
Basement: Walkout

Elem Sch: Harm/Emge 175
Mid Sch: Harm/Emge 175
High Sch: BTHS West

Land/Acres:
Lot Size: 39.5 x 92.94
Frontage: 39.5
Lot/Site Features: Fenced
Pool:

Appliances: Dishwasher, Disposal, Elec. Range, Refrig.
Features: Vaulted Ceiling & Patio

County: St. Clair Township: 07 Section: 01
Parcel ID No: 07-01.0-312-017 Taxes: \$2,651. Yr- '09'
Zoning: Single Family Exemption: Owner Occupied

REMARKS: ASK YOURSELF—WHY RENT? When you could live in this Villa with all new roof, furnace, air conditioning, and sky lights. Also upper carpet new in 2008. Exceptionally nice open kitchen with bar, family room adjoins a patio with fenced yard, exterior and interior recently painted in 2008, and Pergo wood flooring installed in kitchen, foyer and hall. This property features a fireplace and 2 full baths. There is also a possibility to have 4 brms. **DON'T WAIT—TAKE A LOOK AT THIS PROPERTY TODAY!**



Professional Real Estate Auctions by:



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The enclosed information was obtained from sources considered reliable, however, the auction company does not guarantee the accuracy of this information. Said information is subject to change availability or update without notice. Seller/landlord and auction company make no representation as to the environmental condition of the property and recommended that the purchaser/tenant obtain an independent investigation.

Owner: Nathan Brandmeyer

Terms:

\$ 5,000 down day of sale
on Real Estate

**Balance due in 30 days
5% Buyers Premium**

Any announcement made day of sale takes precedence over any printed material.

List subject to change with out notice.
LIC # 444.000169

