

Professional Real Estate Auctions By:

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Online Only Real Estate Auction
308 Warson Lane, Granite, City, IL 62040

3BR/1BA HOME
ON 0.91+/- AC
IN GRANITE CITY!



Bidding Closes: 5PM
Wednesday, May 15, 2024

Viewing: 12-2PM
Sunday, May 12, 2024

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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 & Auction Company make no representation as to the environmental condition of the property and recommend that Purchaser/Tenant obtain an independent investigation. Final bid is subject to Owner/Seller approval.

County: Madison ♦ **2022 Taxes:** \$1,821
Exemptions: Owner Occupied, Senior Citizen,
Senior Assessment Freeze
Parcel Numbers: 18-2-14-26-03-302-002
Zoning: Single Family
Total Lot Size: 0.91± Ac
Schools: Granite City CU #9, Granite City HS

Terms: \$5,000 Down Day of Sale on Real Estate
Balance Due in 30 Days ♦ 6% Buyers Premium
List subject to change without notice

Final Bid is Subject to Owner/Seller Approval. LIC# 444.000169
Any announcement made day of sale takes precedence over any printed material

308 Warson Lane Property Information

3BR/1BA ~ 2,090± Sq. Ft. ♦ Year Built: 1966 ♦ Forced Air Heating ♦ Central Air Conditioning

Gas Furnace ♦ Gas Water Heater ♦ Electric: Breaker Box ♦ Roof: Shingle

Basement: None, Crawl Space/Slab ♦ Electric Fireplace ♦ Water & Sewer: Public



Practically move in ready 3BR/1BA home with detached 2 car garage in Granite City! This brick ranch home features a large living room with an electric fireplace, dining room, kitchen with breakfast nook, large family room, three bedrooms, a full bathroom and an all season room complete with mini split for year round enjoyment. The home has a predominantly brick exterior, a detached two car garage with electric, a wood burning heater and work bench. This property is situated on a large, partially fenced 0.91+/- acre lot and is located minutes from I-270!

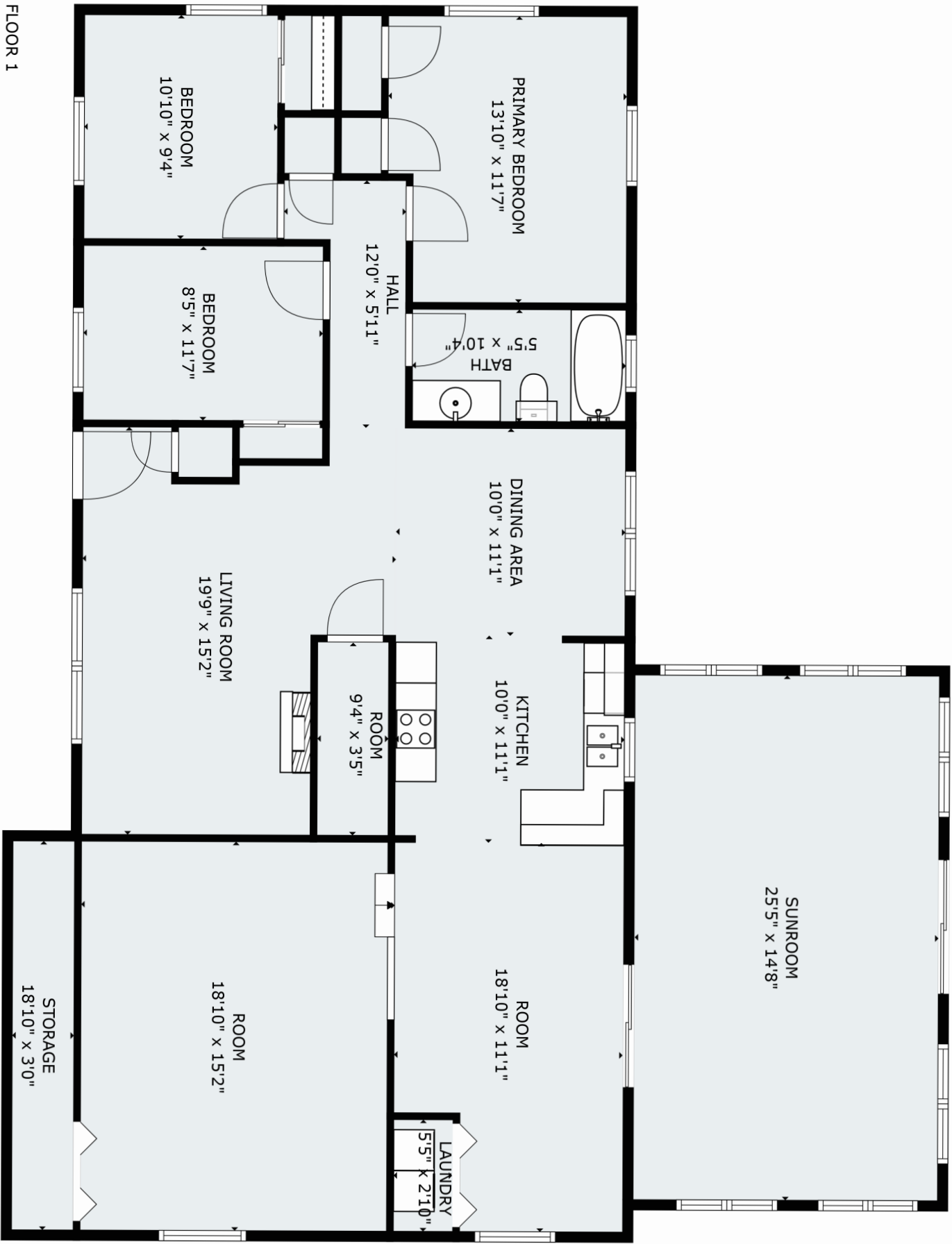


Additional Property Photographs



Additional Property Photographs





Please check the listing detail for the square footage. All measurements were captured via 3D laser scans, but are approximate.

