

Professional Real Estate Auctions By:

Adam's

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Toll Free: 1-877-566-8751

Adam Jokisch
Mobile (618) 530-8751

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Online Only Real Estate Auction

4035 Division Street, Granite City, IL 62040

2BR/1BA HOME
0.33± ACRE LOT
w/ STORAGE SHED



Bidding Closes: 6PM
Wed., February 18, 2026

Viewing: 12-2PM
Sunday, February 15, 2026

Text ADAMS to 1-800-496-6299 To Be
Notified of ALL of our Upcoming Auctions

County: Madison ♦ 2024 Taxes: \$1,349

Exemptions: None

Parcel Numbers: 17-2-20-03-19-401-008

Zoning: Residential

Schools: Granite City CU #1 & Granite City HS

Total Lot Size: 0.33± Ac

Terms: \$3,000 Down Day of Sale on Real Estate
Balance Due in 30 Days ♦ 10% Buyers Premium or \$1,500 Minimum

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



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.

4035 Division Street Property Information

2BR/1BA ~ 792± Total Finished SF ♦ Year Built: 1950 ♦ Forced Air Heating ♦ Water & Sewer: Public ♦ Gas Water Heater ♦ Central A/C
Gas Furnace ♦ Electric: Circuit Breaker ♦ Roof: Shingle ♦ Basement: None, Slab ♦ Gravel Driveway



Nestled on a generous lot in Granite City, this two-bedroom, one-bath home presents an exceptional opportunity for investors, savvy flippers, or a first-time buyer. The front door opens into a large, carpeted living room complete with an overhead ceiling fan. The first of two bedrooms is conveniently located next to the living room and has access, through an exterior door, to a poured concrete, covered patio in the back yard. The second, primary bedroom sits directly off the main hallway and is just steps away from the full bathroom. The eat-in kitchen has ample cabinet and counter space, includes all appliances, and is waiting for your updates and finishing touches. A laundry/utility room is tucked away off the end of the kitchen and includes the washer and dryer. Outside, the spacious front lawn offers a gravel driveway set beside a mature shade tree while the back patio invites outdoor entertainment and summer BBQ's. The home is situated on a spacious 0.33± acre lot located minutes from schools, public transportation and all major Metro East thoroughfares.



Additional Photographs

