

Professional Real Estate Auctions By:

Adam's

Auction & Real Estate Services, Inc.

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For Online Bidding Visit:
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Online Only Real Estate Auction

8627 Lower Marine Road, Saint Jacob, IL 62281

4BR/1.5BA HOME

1.85± ACRE LOT

**WALK-OUT
BASEMENT**



Bidding Closes: 6PM
Wednesday, April 1, 2026

Viewing: 2:30-4:30PM
Sunday, March 29, 2026

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

County: Madison ♦ **2024 Taxes:** \$1,231
Exemptions: Owner Occupied, Senior Citizen
Senior Assessment Freeze

Parcel Number: 09-1-22-03-00-000-008

Zoning: Single Family

Total Lot Size: 1.85± Ac

Schools: Triad CU #2, Triad 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



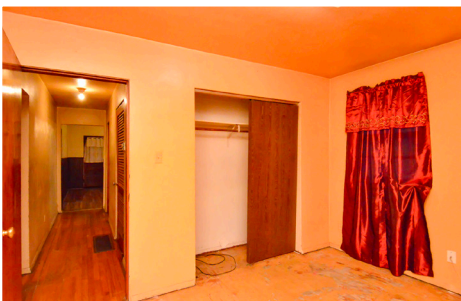
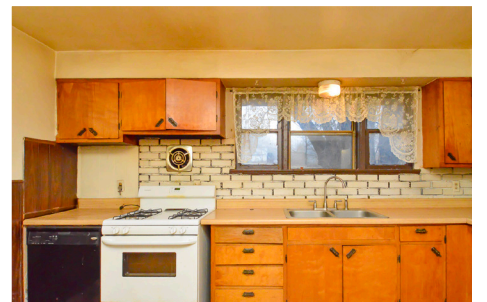
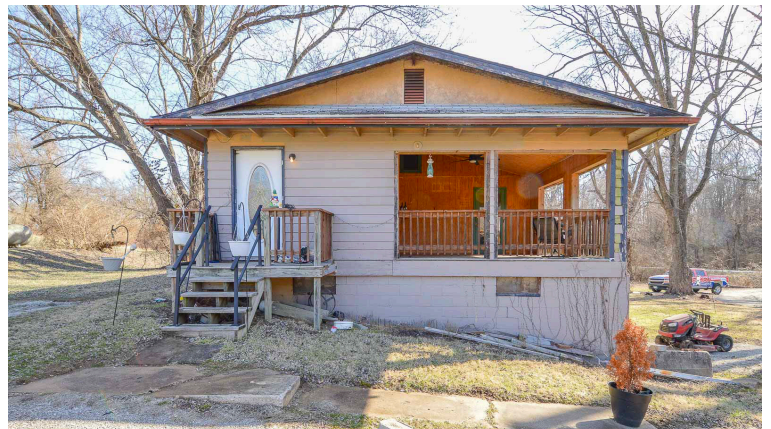
Enclosed information was obtained from sources considered reliable. However, the auction company does not guarantee the accuracy of this information. Said information is subject to change availability or update without notice. Seller/Landlord & Auction Company make no representation as to the environmental condition of the property and recommend that Purchaser/Tenant obtain an independent investigation. Final bid is subject to Owner/Seller approval.

8627 Lower Marine Road Property Information

4BR/1.5BA ~ 3,020± Total Sq. Ft. ♦ Year Built: 1960 ♦ Water & Sewer: Well/Septic ♦ Basement: Full, Finished, Walk-out
Wood Burning Stove ♦ Electric: Fuses ♦ Forced Air Heating ♦ Propane Gas Furnace ♦ Propane Gas Hot Water Heater
Central Air Conditioning ♦ Roof: Shingle ♦ Attached 1 Car Garage



This four bedroom, one and a half bath house sits on a generous 1.85± acre lot in the Triad School District and is ready for you to add your eye for design and updates to make this house your home. The main level includes a sun filled living room and a well appointed kitchen with a breakfast nook, along with two bedrooms and a full bath. The finished walk out basement expands the living area with a large family room and wood burning fireplace, plus two additional bedrooms, a half bath, and a laundry room. Outside, a wraparound driveway leads to the attached garage, and a covered porch overlooks the spacious yard. Enjoy a quiet country setting just minutes from amenities and the I-55/I-70 interchange.



Additional Photographs

