

Professional Real Estate Auctions By:

Adam's

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For Online Bidding Visit:
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Online Only Real Estate Auction
109 East Jefferson Street, O'Fallon, IL 62269

2BR/1BA HOME

FULL BASEMENT

0.18± ACRES



Bidding Closes: 5PM
Wednesday, June 3, 2026

Viewing: 2:30-4:30PM
Sunday, May 31, 2026

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

County: St. Clair ♦ **2025 Taxes:** \$2,208

Parcel Number: 04-29.0-114-004

Exemptions: Owner Occupied, Senior Citizen

Zoning: Single Family

Total Lot Size: 0.18± Ac

Schools: O'Fallon Dist. #90 & O'Fallon 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



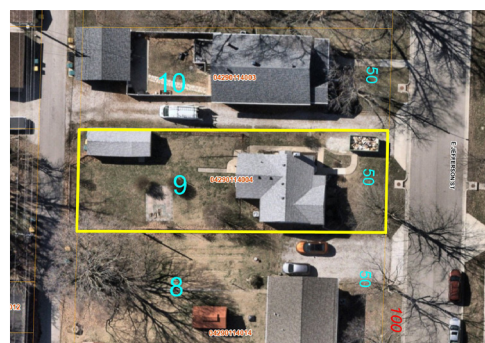
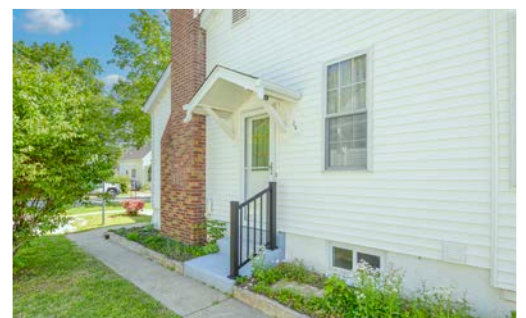
Enclosed information was obtained from sources considered reliable. However, the auction company does not guarantee the accuracy of this information. Said information is subject to change availability or update without notice. Seller/Landlord & Auction Company make no representation as to the environmental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

109 East Jefferson Street Property Information

2BR/1BA ~ 1,104± Total Finished SF ♦ Year Built: 1948 ♦ Forced Air Heating ♦ Central A/C ♦ Gas Furnace
Gas Water Heater ♦ Water & Sewer: Public ♦ Roof: Shingle ♦ Basement: Full, Unfinished ♦ Electric: Circuit Breaker



Bring your vision to this charming 2BR/1BA home in O'Fallon, IL, offering exciting potential with a detached garage and full basement. A welcoming foyer leads into a sun filled living room where a wood burning fireplace and bay window create the perfect cozy atmosphere. The dining room flows easily into the kitchen, making everyday meals and gatherings a breeze. Need extra space? A flexible bonus room off the kitchen is ideal for a home office, playroom, or second living area. It connects to a sunken mud room with exterior access and laundry hook-ups for added convenience. Two comfortable bedrooms share a centrally located full bath that is ready for your personal updates. The full unfinished basement offers endless possibilities, storage, workshop, or future finished living space. Outside, enjoy a fully fenced backyard with alley access to the detached garage, plus additional parking in the front gravel driveway. Set on a 0.18± acre lot close to schools, shops, restaurants, and downtown O'Fallon, this home is full of potential and ready for its next chapter.



Additional Photographs

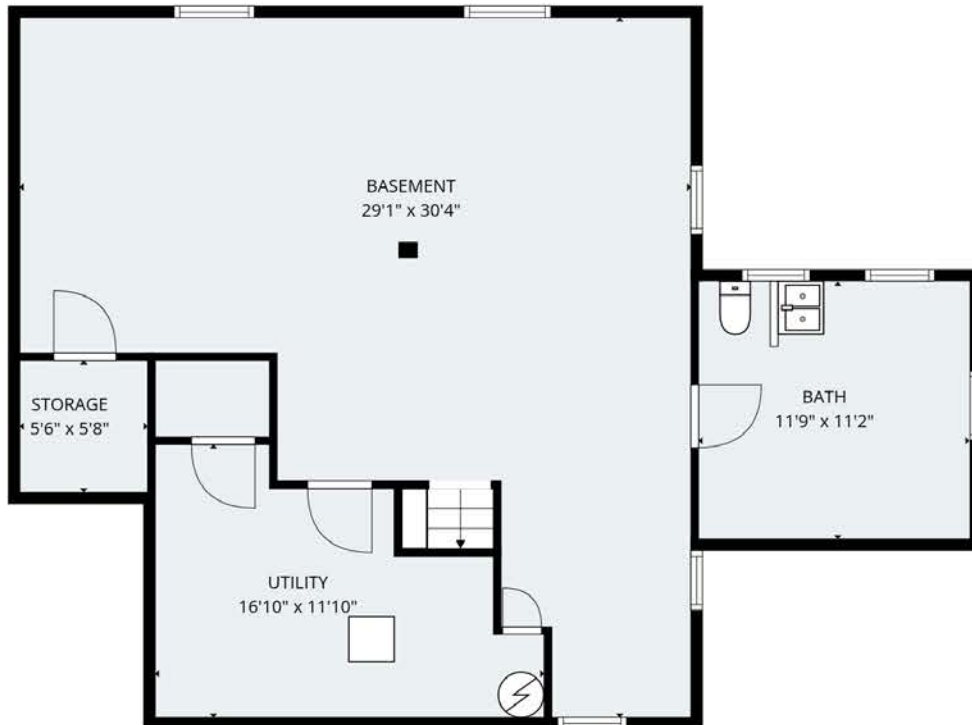


Additional Photographs





1st floor



Basement

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