



MLS #: 1118584 **St:** Active **Cat:** Residential **LP:** \$259,000
Area: Gr.Valley,Manito,Delavan,For.City,Topeka,SanJose,Havana,Chandlerville,Emden
Addr: 19058 COUNTY RD 2200E
City: TOPEKA **IL** **Zip Code:** 61567
Subd: NONE **Cnty:** Mason

	Bsmt	Lower	Main	Upper	Addl	Total
Full Baths:	0	0	1	0	0	1
Half Baths:	0	0	0	0	0	0

# Bedrooms: 4	Year Built: 1887
# Fireplaces: 1	New Construction: No
Apx Acres: 23.000	County/City Building Code:
Apx Lot Size: 23 ACRES	Agnt Ownd: No Agnt Rltd 2 Sllr: No

Virtual Tour

Directions: Approx.11 mile south from Manito.Left at Topeka sign, R 1st St to gravel rd

Room Dimensions/Levels:				Fin Lwr Lv SqFt: 0			
Living: 15x 15 Main L	Mstr Br: 15 x 15 Upper C	Den/Ofc: 8x 7 Main L		Fin Main Lv SqFt: 598			
Great: x	Bedrm 2: 15x 11 Upper C	Laundry: 13x 7 Main L		Fin Uppr Lv SqFt: 598			
Family: 15x 15 Main W	Bedrm 3: 15x 11 Upper C	Rec Rm: x		Fin Addtnl SqFt: 0			
Fml Din: x	Bedrm 4: 11x 9 Main L			Total Fin SqFt: 1196			
Inf Din: x	Bedrm 5: x			Finish Bsmt SqFt: 0			
Kitchen: 15x 15 Main T	Bath/Mst BR: No	Gar: x	#Cars: 0	Total Bsmt SqFt: 598			

Ann Mand HOA Fee:	Flood Insurance: No	Elem School:
Ann Taxes: 1558.01	AGR: Y	Middle School:
Exemptions:	REO: N	High School: Midwest Central
Parcel ID: 0111364000	Util: Y	Legal: NE COR E1/2 NE1/4 25 22 8

THE WOW FACTOR IS WHAT YOU WILL FEEL DRIVING DOWN THE LANE TO THIS BEAUTIFUL PARADISE FOR HORSE LOVERS. THE 23 ACRES OFFERS 4 PASTURES, BARN AND SHELTERS THROUGHOUT, (3) 12 X 12 STALLS, (1) 12X24 PREFIERT STALLS WITH SOLID OAK, INDOOR 60X72 RIDING ARENA. HEATED LG BATHROOM W/SHOWER IN BARN, HEATED OFFICE, FINISHED TACK ROOM, AND WASH BAY. NOTHING WAS SPARED WHEN THE DESIGN WAS MADE. UPDATED 4 BEDROOM FARM HOUSE WITH A NEW FRONT PORCH TO ENJOY YOUR SUMMER EVENINGS. MANY PLACES TO RIDE WITHOUT TRAFFIC AND 10 MINUTES FROM SAND RIDGE STATE FOREST. A MUST SEE. YOU WILL NOT BE DISAPPOINTED.

PLEASE TAKE OFF SHOES WHEN GOING UPSTAIRS. WOOD PLANK FLOORING UNDER CARPET. 24 HOUR NOTICE. ALL FENCING IS HOT WIRED. PROPERTY HAS 3 ID'S NUMBERS

Exterior: Vinyl Siding	Style: 2 Story
Roofing: Composition	
Gar/Park: None	
Basement: Cellar Doors, Partial	
Heat/Cool: Propane, Forced Air, Propane Tank - Lease, Central Air	
Water/Sewer: Individual Well, Septic System	
Kitchen/Dining: Eat-In Kitchen	
Appliances: Hood/Fan, Range/Oven, Refrigerator, Washer, Dryer	
Interior Amenities: Utility Sink	
Exterior Amenities: Deck, Fenced Yard, Outbuilding(s), Porch, Shed	
Add'l Amenities:	
Fireplace: Wood Burning Stove, Family Room	
Lot Description: Level, Wooded	
Financing: Cash, Conventional, FHA, USDARD/FmHA, VA	Road/Access: Gravel
Possession: To Be Agreed	Occupied: Owner
Showing: Other Shwing Instructions	

Owner:	Phone:	Also Ref MLS#:
LO: Jim Maloof/REALTOR	Main Line: (309) 353-3503	Fax: Fax: (309) 353-3513
LA: Sharon Corin	Cell: (309) 642-1309	Appt: 309-353-3503
LA Email: scorin@maloofrealty.com		Cell: 309-642-1309
CLA:		Cell: LD: 6/4/2010
OLA:		Cell: XD: 12/4/2010
Compensation: 3.50	Dual/Var: No	List Type: Exclusive Right to Sell

CLOP: \$279,000	Selling Agent:	Co-Sell Office :
Sold Price:	Co-Selling Agent:	How Sold:
Closing Date:	Selling Office:	Cumulative DOM: 87
Sell. Conc. \$:	Sell. Conc. Desc.:	CLDOM: 87