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- Updated Ranch
- Move-in Ready
- Beautiful Hardwood Floors
- Updated Kitchen
- Triopia School District
- Enclosed Front Porch
- Nice Garage w/ Lean-to
- Full, Dry Basement
- Appliances Included
- Large Lot 192 x 120



**DeSollar & Wessler Bros. Agency LLC**  
 Insurance & Real Estate  
 111 W Main Beardstown  
**323.2623**

Bourne	715 Superior	Residential	7	3	1	Chapin	\$76,000
<b>Listing</b>	<b>Address</b>	<b>Type Property</b>	<b>Rooms</b>	<b>Bed</b>	<b>Bath</b>	<b>Location</b>	<b>Price</b>

Construction	Frame	X	Refrigerator	Approx Sq ft.	1,288
Condition	Excellent	X	Dishwasher	Hall	
Fuel Bill	\$120 Avg		Disposal	Living room	15 x 15
Possession	Immediate	X	Stove	Dining room	15 x 13
Zoning	Residential	C	Air Conditioner	Kitchen	15 x 12
Electrical	200 amp		Attic Fan	Family room	
Lot Size	192 x 120		Fireplace	Bath	
Tax	\$1,353	X	Insulation	Bath2	
High School	Triopia		School bus	Bedroom	13 x 9
Grade School	Triopia	X	City Water	Bedroom	11 x 11
Type Heat	GFA	X	Gas	Bedroom	11 x 11
Type Windows			Storm Sewer	Bedroom	
Type Roofing	Asphalt	X	Sanitary Sewer	Utility room	6 x 5
Water Heater	Gas		Septic Tank	Garage	1 + Car w/ lean-to
			Carport	Basement	Full, Dry
			Paved Drive	Fenced Yard	

*The listing broker does not guarantee the information describing this property. Interested parties are advised to independently verify this information through personal inspection or with appropriate professionals. Property may be subject to zoning ordinances. Prospective purchasers are responsible for confirming that their proposed use of the property complies with local, city or county zoning ordinances. The Zoning Administrator for the City of Beardstown may be contacted at 323-3110.*