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- Quiet, Secluded Location
- Unique Property
- Triopia School District
- 6.5 Acres
- Spacious Split-Level
- Beautiful Landscaping
- Nice 20x20 Deck
- 48 x 32 Shed
- Updated Bathrooms
- New Roof in 2011



Hill	12174 Clark Ln	Residential	9	4	3	Arenzville	\$232,000
Listing	Address	Type Property	Rooms	Bed	Bath	Location	Price

Construction	Frame	X	Refrigerator	Approx Sq ft.	2,304
Condition	Excellent	X	Dishwasher	Hall	
Fuel Bill			Disposal	Living room	19 x 16
Possession	Immediate	X	Stove	Dining room	13 x 11
Zoning	Residential	C	Air Conditioner	Kitchen	20 x 10
Electrical	200 amp		Attic Fan	Family room	23 x 16
Lot Size	6.5 acres		Fireplace	Bath	9 x 7
Tax	\$4.800	X	Insulation	Bath	10 x 5 (master)
High School	Triopia		School bus	Bedroom	16 x 13 (master)
Grade School	Triopia	X	City Water	Bedroom	14 x 11
Type Heat	GFA	X	Gas	Bedroom	12 x 10
Type Windows	Mostly New		Storm Sewer	Bedroom	13 x 11 (down)
Type Roofing	Asphalt		Sanitary Sewer	Utility room	10 x 10
Water Heater	2019	X	Septic Tank	Garage	Attached 28 x 24
			Carport	Basement	Unfinished
			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.