

☆ **BIGGS & COMPANY**
 ☆ **REAL ESTATE, INC.**

Zinnia Biggs

117 W. Walnut • South Side Square • Robinson, IL 62454

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Extended Stay property can be 2 apartments or can rent rooms out nightly or monthly with common areas. Lots of updates; list available. Off street parking and private entrance. Great investment opportunity.

Seller: Michael Brashear and Alisa Brashear

Agent: Zinnia Biggs

Property ID	Address	City/State	RMS	BDRMS	BATH	Price
05-4-33-043-046-000	405 S Cross	Robinson, IL		6	5	\$247,000

Construction: Frame	First Floor Living room: 11' x 14' Bedroom: 15' x 19' with bath Bedroom: 15' x 14'5 Bedroom: 15' x 14'5 separate entrance Kitchen: appliances stay 3 baths Second Floor Living/Dining Room: 12' x 29' Kitchen: 13' x 13' appliances stay Bedroom: 15' x 14' large closet Bedroom: 11' x 14' Bedroom: 14' x 18' 2 baths	Type of Heat: Hot Water
Zoned		AC: Central
Sq. Footage: 3,900		Electrical: Breakers
Lot Size: 66' x 165'		Water Heater 2 - 50 gal. gas
Age/Cond.: 1936		Water/Sewer City/City
Possession: At closing		Siding: Painted wood
Avg Util/Mo:		Roof: Shingle
Ann. Taxes: \$3,219.58		School District: Robinson
Garage: None		Notes:
Carport: None		
Fenced Yard:		
Windows:		
Flooring: Hardwood, carpet, vinyl		
Draperies:		To Show: 48 hr notice needed
Fireplaces:		
Basement: Partial		

We do not warranty this information but consider it accurate.