

Professional Real Estate Auctions By:

Adam's

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Toll Free: 1-877-566-8751

Adam Jokisch

Mobile (618) 530-8751

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Online Only Real Estate Auction

200 South 17th Street, Belleville, IL 62226

4BR/2BA HOME

FULL BASEMENT

0.36+/- AC. LOT



Bidding Closes: 5PM
Thursday, March 13, 2025

Viewing: 12-2PM
Sunday, March 9, 2025

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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.

County: St. Clair ♦ **2023 Taxes:** \$1,954

Exemptions: Owner Occupied, Senior Citizen
Senior Assessment Freeze

Parcel Number: 08-20.0-422-006

Zoning: Single Family

Total Lot Size: 0.36± Ac

Schools: Belleville Dist. #118, Belleville West 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

200 South 17th Street Property Information

4BR/2BA ~ 2,048± Total Finished SF. ♦ Year Built: 1900 ♦ Forced Air Heating ♦ Central Air (New in 2022) ♦ Gas Furnace (New in 2022)

Electric: Breaker Box ♦ Gas Water Heater ♦ Water & Sewer: Public ♦ Roof: Shingle ♦ Gravel Driveway

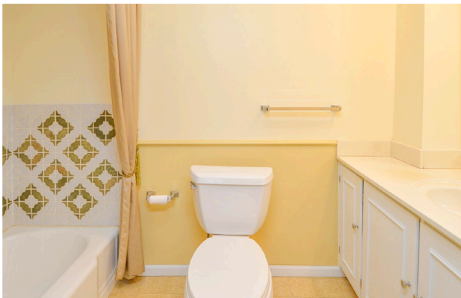
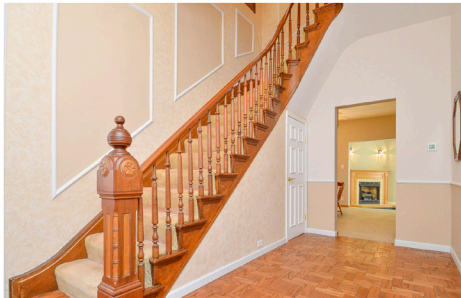
Basement: Full, Unfinished ♦ 20' x 20' Carport ♦ Gas Burning Fireplace (1)



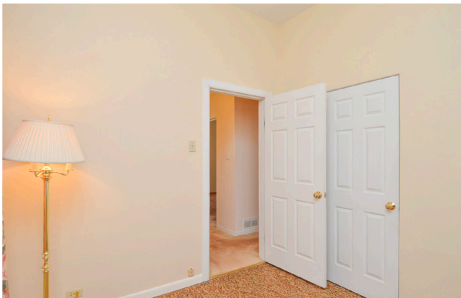
Lovingly cared for and well maintained 4BR/2BA home with a full, unfinished basement on a large 0.36+/- acre corner lot in Belleville, IL! The front entrance opens to a spacious foyer with an oversized coat closet and curved staircase with ornate wooded banisters. Off the front foyer is the spacious living room that opens to the formal dining room and the main level ¾ bathroom. The kitchen boasts tiled flooring, custom cabinets, recessed lighting and a separate laundry room with washer and dryer. Finishing off the main level square footage is a mud room directly off the kitchen complete with a gas burning fireplace and tiled flooring. The second level houses all four bedrooms including the primary bedroom with a large walk-in closet and private ¾ bathroom. The home has a full, yet unfinished basement with sealed flooring, a large bonus room, and utility room with a work bench and sink as well as a stand-alone shower. In addition, the home had a new furnace and AC unit installed in 2022. Situated on a large lot with a 20' x 20' two car carport, back deck and semi-private poured concrete patio. Conveniently located near IL-Rte. 15 and the Belleville public square!



Additional Property Photographs



Additional Property Photographs





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

