



**Land**

Status: **ACTV**      MLS #: **08872475**      List Price: **\$55,900**  
 Area: **518**      List Date: **03/25/2015**      Orig List Price: **\$59,900**  
 Address: **15 Rosette Rd , Earlville, Illinois 60518**      List Dt Rec: **03/26/2015**      Sold Price:  
 Directions: **Rt. 34 East of Mendota to E 7th Rd. North into Lee Co. Welland Rd. West to Rosette Rd. to property on the right**

Closed:      Contract Date:      Rental Price: **\$350**  
 Off Market:      Financing:      Rental Unit:  
 Dimensions: **415X32X65X468X480X500**      List Mkt Time: **767**  
 Ownership: **Fee Simple**      Subdivision:      Concessions:  
 Corp Limits: **Unincorporated**      Township: **Wyoming**      Contingency:  
 Coordinates:      County: **Lee**      # Fireplaces:  
 Rooms:      Bathrooms /      Parking:  
    (full/half):  
 Bedrooms:      Master Bath:      Garage Type:  
 Basement:      Bmt Bath: **No**      # Spaces: **0**



Remarks: **High and dry 5.11 acre lot in a rural subdivision, covenants allow horses. Quite country living with several quality homes existing. Creek nearby in the subdivision. Lot is currently being farmed for income.**

**School Data**

Elementary: **(271)**  
 Junior High: **(271)**  
 High School: **(271)**  
 Other:

**Assessments**

Special Assessments: **No**  
 Special Service Area: **No**

**Tax**

Amount: **\$55.24**  
 PIN: **22183140001100**  
 (Map)

**Miscellaneous**

Waterfront: **No**  
 Acreage: **5.11**  
 Appx Land SF:  
 Front Footage: **415**  
 # Lots Avail:  
 Farm: **No**  
 Bldgs on Land?: **No**

Zoning Type: **Single Family**

Actual Zoning:

Lot Size: **5.0-5.99 Acres**

Lot Desc:  
 Land Desc:  
 Land Amenities:  
 Farms Type:  
 Bldg Improvements:  
 Current Use: **Agricultural/Land Only**  
 Potential Use:  
 Location:  
 Known Liens:  
 Seller Needs:  
 Seller Will:

Ownership Type:  
 Frontage/Access: **Public Road**  
 Road Surface: **Asphalt**  
 Rail Availability:  
 Tenant Pays:  
 Min Req/SF (1):  
 Min Req/SF (2):  
 Other Min Req SF:  
 Lease Type:  
 Loans:  
 Equity:

Type of House:  
 Style of House:  
 Basement Details:  
 Construction:  
 Exterior:  
 Air Cond:  
 Heating:  
 Utilities to Site: **Electric to Site**  
 General Info: **School Bus Service**  
 Backup Package: **No**  
 Backup Info:  
 Possession: **Closing**  
 Sale Terms:  
 Addl. Sales Info.: **None**  
 Agent Owned/Interest: **No**

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MLS #: 08872475

Prepared By: Diana Norton | Norton Appraisal Service | 04/29/2017 04:48 PM