



**34 Howard  
Litchfield, IL 62056**

**\$199,999**  
3 Bed, 3 Bath

2432 Approx. Total Above Grade SqFt,  
MLS ID#: 285441



**BRENDA CAMPBELL**  
Direct: (217) 854-7247

Firm Foundations Realty  
Office: (217) 854-7247  
Fax: (217) 854-7247



Brick Ranch On 6 Lots W/H Sep. Bldg. 20x24 Presently Used As Knife Store. Barn N Back Has Electric&Work Bench. Each Bldg. Has Own Elect. Box.Heatalator Fp; 3zone Heating;Central Vac; Crawl Space 32" Deep W/H Lights/Plugins;Attic Has Lights/Plugins;Intercom System Inside/Out; Gas Grill Built In Patio; Quality Blt. Const.With Many Extras;2 Mi.From Golf, Lake,Parks.Washer/Dryer. Frig, Stove All Included.Inspections Welcome/Selling As Is

Directions: Rt. 16 East To Howard; First Street Past Bowling Alley, Turn Right On Howard To Sign

**Property Features**

- ◆ Single Family Residence
- ◆ Area: Litchfield
- ◆ County: Montgmry
- ◆ School District: Litchfield-District # 12
- ◆ Ranch
- ◆ Approx. Age is 32
- ◆ 8 Rooms
- ◆ Master Bedroom is 13.3 x 14.7
- ◆ Second Bedroom is 12.7 x 12.4
- ◆ Third Bedroom is 11 x 15.4
- ◆ Dining Room is 10.8 x 14.8
- ◆ Family Room is 13.6 x 13.6
- ◆ Kitchen is 14 x 13
- ◆ Living Room is 16.6 x 14
- ◆ Approximate Lot is irregular
- ◆ Parking: 2 Car Attached
- ◆ Driveway: Concrete
- ◆ Lot Desc: Extra Lot, Irregular, Level
- ◆ Heating: Baseboard, Hot Water
- ◆ Cooling: Central
- ◆ Construct: Brick
- ◆ Foundation: Block
- ◆ Basement: Crawl
- ◆ Water-city, Sewer-septic
- ◆ Utilities: Cityville, Other-see Remarks
- ◆ Fireplace: Desc-woodburning, Location-family/game Room
- ◆ Kitchen: Island, Pantry
- ◆ Amenities: Golf Course, Lake, Park
- ◆ Addl Rooms: Utility Room, Workshop
- ◆ Interior: Additional Insulation, Pull Down Attic Stairs, Book Case, Efficiency Windows, Foyer Entrance, Storm Doors
- ◆ Exterior: Deck-patio, Gas Grill, Screen Porch
- ◆ Appliances: Central Vacuum, Compactor, Dishwasher, Microwave, Range/oven, Refrigerator, Water Softener Own

**Disclaimer: All information deemed reliable but not guaranteed and should be independently verified. All properties are subject to prior sale, change or withdrawal. Neither listing broker(s) nor Capital Area Association of REALTORS shall be held responsible for typographical errors, misinformation, misprints and shall be held totally harmless.**

**Copyright 2008. Capital Area Association of REALTORS. All rights reserved.**