



# Lakeside Realty & Management

3505 N.E. Apple Canyon Road  
 Apple River, IL 61001  
 Phone (815) 492-2231  
 Fax (815) 492-1484



**4a42 colt**  
**Apple River, IL 61001**  
**\$139,900.00**



<b>House Size:</b>	1480 main level	<b>Rooms</b>	<b>Main</b>	<b>Lower Lvl</b>	<b>Upper Lvl</b>
<b>Construction:</b>	Frame	<b>Living Room:</b>	12'x10'		
<b>Roof:</b>	Asphalt	<b>Kitchen / Dining Combo:</b>	19'x13'		
<b>Age:</b>	2004	<b>Bedroom 1:</b>	11'x13'		
<b>Heat:</b>	LP Gas	<b>Master:</b>	15'x12'		
<b>Central Air:</b>	Yes	<b>Laundry Area:</b>	xxx		
<b>R. E. Taxes:</b>	\$4055/19	<b>Baths:</b>	2 full		
<b>Basement:</b>	unfinished	<b>Other Features</b>	New Carpeting 2020, Upgraded Kitchen Cabinets, Ceiling Fans, Humidifier on Furnace, 12'x12' Storage Shed, Mature Evergreen Trees		
<b>Deck:</b>	wrap around porch				
<b>School Dist:</b>	Warren				
<b>Flooring:</b>	carpet, hardwood, tile				
<b>Window Treatments:</b>	Yes				
<b>Refrigerator:</b>	Yes				
<b>Dishwasher:</b>	Yes				
<b>Washer:</b>	Yes				
<b>Dryer:</b>	Yes				
<b>Fireplace:</b>	LP Gas				

**Comments:**  
 Enjoy the countryside views from this charming two bedroom two bath home. Once inside you will notice all the upgrades throughout the home. Solar Sun in the hall bath, cathedral wood ceiling, high efficiency gas log/authentic stone fireplace just to name

a few. Lower Level is unfinished and ready to go if you want to add a third bedroom and bath. Spacious yard for family to play in with trail access to the lake just down the road. Spend early evenings on your porch enjoying the sun set.

**Owners:** Rosenberg

**Listing Agent:** Webster

**Expiration:**

**Phone:**

**Special Instr:** Lock Box

**SOC:** 2.5% S.O.

Information deemed reliable but not guaranteed.