



**Zinnia Biggs**

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**Broker Owned**

Seller: Biggs Rentals, LLC

Agent: Zinnia Biggs

Property ID	Address	City/State	RMS	BDRMS	BATH	Price
06-4-35-035-073-000	305 E Fort Dr	Palestine, IL	7	3	2	\$135,000

Construction: Pier foundation	Bdrm: 10' x 10'	Type of Heat: Forced Air
Zoned N/A	Bdrm: 10' x 10'	AC: Central
Sq. Footage: 1,560	Master Bdrm: 17'3 x 11'2	Electrical: Breakers
Lot Size: 116' x 150'	Bdrms:	Water Heater 40 gal
Age/Cond.: 1978/ very good	Bath: 8'3 x 5' Tub/shower	Water/Sewer City/Septic
Possession: At closing	Master Bath: 11'5 x 6' tub, shower	Siding: Vinyl
Avg Util/Mo:	Bath:	Roof: Shingle
Ann. Taxes: \$1673.42 0 Ex	Liv Rm: 23' x 13'4	School District: Palestine
Garage: 1 car attached	Fam. Room: 16'2 x 11'4	Notes: Roof, siding, windows replaced a few yrs ago. Kitchen and baths updated 2025. New LVP flooring and interior paint.  All appliances are new.  To Show: Show anytime
Carport: None	Dining Room: 11' x 9'	
Fenced Yard: No	Kitchen: 12' x 12'	
Windows: Tilt	Rear covered patio	
Flooring: LVP	Appliances: Range, refrigerator, dishwasher	
Draperies: None	Size of Util. Rm.: 7'7 x 6'	
Fireplaces: Yes - has not been used	Washer/dryer	
Basement: No		

We do not warranty this information but consider it accurate.