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Fiscus Realty, Auctions & Appraisals, Inc
 701 N Jackson St
 Robinson, IL 62454

PRICE	\$85,000
Showing Instructions	Vacant, Call a head first
Property Address	601 N Rose St Hutsonville
Owner	Plumbers & Steamfitters Local 157 Educational Trust
Listed By	Duncan Fiscus/ Bob Fiscus (managing broker)

Property Type	Steel Frame
Sq Footage	5900+-
# Of Floors	1
Exterior	Metal
Roof	Metal
Restrooms	1
Foundation	concrete
Lot Size	1.32 acres
Heat	Gas (overhead)
A/C	Window unit in office
Approx. Age	1965
Water	City
Sewer	City
School Dist.	Hutsonville
Tax I.D.	03-4-29-010-018-000
Taxes (Yr)	\$1500 +-



Additional comments:

Corner lot commercial building located on the outskirts of Hutsonville. Inside this building you will come across an overhead trolley runs inside and outside, two 10' overhead doors leading outside. A 7' overhead door that separates the two shop sections. 400 amp 3phase is available in the shop!

Office	10.6 x 23.6
Restroom	5x5
Shop Section 1	34 x 89 (+/-3000 sf)
Shop Section 2	25 x 89 (+/-2200 sf)
Storage Section	10 x15

