



Detached Single MLS #: **11676136** List Price: **\$129,950**
Status: **CLSD** List Date: **11/17/2022** Orig List Price: **\$129,950**
Area: **454** List Dt Rec: **11/18/2022** Sold Price: **\$142,500 (F)**
Address: **8038 Lotus Ave , Burbank, IL 60459**
Directions: **Central Ave to 79th St - East on 79th to Lotus - South on Lotus to property**
Lst. Mkt. Time: **12**
Closed: **12/20/2022** Contract: **11/28/2022** Concessions:
Off Market: **11/28/2022** Financing: **Cash** Contingency:
Year Built: **1953** Blt Before 78: **Yes** Curr. Leased: **No**
Dimensions: **78X132**
Ownership: **Fee Simple** Subdivision: Model:
Corp Limits: **Burbank** Township: **Stickney** County: **Cook**
Coordinates: # Fireplaces: **0**
Rooms: **6** Bathrooms: **0 / 0** Parking: **Garage**
Bedrooms: **3** Master Bath: **None** # Spaces: **Gar:2**
Basement: **None** Bsmnt. Bath: **No** Parking Incl. **Yes**
In Price:

Buyer Ag. Comp.: **2.5% (% of Gross Sale Price)**
Mobility Score: **-**

Remarks: **Ranch home on oversized lot (0.24 acre) in great location close to schools, shopping, and transportation. Spacious bedrooms. Detached 2 car garage. Extra wide driveway. Property is sold as-is. Please note that this property does not have a functional kitchen or bath and will not qualify for traditional financing. Due to condition - This must be a cash sale or investor loan. Seller may offer 2-year balloon financing with minimum 35% down at 7.99% interest only payments. ***Multiple Offers Received. Seller has requested Highest and Best. Please submit your highest and best by 11/23/22 10AM.*****

School Data	Assessments	Tax	Miscellaneous
Elementary: (111)	Amount:	Amount: \$5,069.95	Waterfront: No
Junior High: (111)	Frequency: Not Applicable	PIN: 19331160290000	Appx SF: 1470**
High School: (111)	Special Assessments: Unknown	Mult PINs: No	SF Source: Assessor
	Special Service Area: No	Tax Year: 2021	Bldg. Assess. SF: 1470
	Master Association:	Tax Exmps: Homeowner	Acreage: 0.24
	Master Assc. Freq.: Not Required		

Square Footage Comments: **Assessor Sq Ft confirmed via measurement**
Level Square Footage Details: **Main Sq Ft: 1470, Above Grade Total Sq Ft: 1470, Approx. Total Finished Sq Ft: 1470, Total Finished/Unfinished Sq Ft: 1470

Room Name	Size	Level	Flooring	Win Trmt	Room Name	Size	Level	Flooring	Win Trmt
Living Room	22X12	Main Level			Master Bedroom	18X12	Main Level	Vinyl	
Dining Room		Not Applicable			2nd Bedroom	14X10	Main Level	Hardwood	
Kitchen	11X11	Main Level			3rd Bedroom	12X10	Main Level	Hardwood	
Family Room		Not Applicable			4th Bedroom		Not Applicable		
Laundry Room									
Enclosed Porch	21X7	Main Level	Vinyl						

Interior Property Features: **1st Floor Bedroom**
Exterior Property Features: **Patio**

Age: 61-70 Years	Laundry Features:	Roof: Asphalt/Glass (Shingles)
Type: 1 Story	Additional Rooms: Enclosed Porch Heated	Sewer: Sewer-Public
Style: Ranch	Garage Ownership: Owned	Water: Public
Exterior: Aluminum Siding, Brick, Cedar	Garage On Site: Yes	Const Opts:
Air Cond: None	Garage Type: Detached	General Info: Commuter Bus
Heating: None	Garage Details: None/NA	Amenities: Curbs/Gutters, Sidewalks, Street Lights, Street Paved
Kitchen:	Parking Ownership:	Asmt Incl: None
Appliances:	Parking On Site:	HERS Index Score:
Dining:	Parking Details:	Green Discl:
Attic:	Driveway: Asphalt	Green Rating Source:
Basement Details: Crawl	Foundation: Concrete	Green Feats:
Bath Amn:	Exst Bas/Fnd:	Sale Terms: Owner May Help/Assist, Purchase Money Mortgage, Cash Only
Fireplace Details:	Disability Access: No	Possession: Closing
Fireplace Location:	Disability Details:	Occ Date:
Electricity: Circuit Breakers, 100 Amp Service	Exposure:	Rural: No
Equipment:	Lot Size: Less Than .25 Acre	Add. Sales Info.: REO/Lender Owned
Other Structures:	Lot Size Source: County Records	Broker Owned/Interest: No
Door Features:	Lot Desc: Fenced Yard	Relist:
Window Features:		Zero Lot Line:

Broker: **Able Realty, Inc. (79749) / (815) 388-9300**
List Broker: **Anthony Cavalea IV (704986) / (773) 368-5614 / Tony@AbleRealty.net**
CoList Broker: **More Agent Contact Info:**

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NOTICE: Many homes contain recording devices, and buyers should be aware that they may be recorded during a showing.

MLS #: 11676136

Prepared By: Anthony Cavalea IV | Able Realty, Inc. | 06/18/2023 12:17 PM



Living Room



Living Room



Living Room



Master Bedroom



Master Bedroom



2nd Bedroom



3rd Bedroom



Enclosed Porch Heated



Enclosed Porch Heated



Kitchen



Kitchen



Bathroom



Foyer



Yard/Garden



Yard/Garden



Exterior Back



Patio



Garage

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Exterior Front

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