

**For
Sale**

Home on 39.9 Acres in Randolph Co.

7150 BLUFF ROAD, PRAIRIE DU ROCHER

PROPERTYPEDDLER.COM



- 6+ Acre Lake
- Covered Front Patio
- Large Deck
- Outbuilding 44 x 30



Description: Privacy at its best. 39.9 acres mostly wooded with a nice 6+ acre lake and a 3 bedroom 2 bath berm home. A long driveway leads to the home which sets at the top of the bluff overlooking the lake. The roof was replaced 8 years ago and a 30 x 14 covered patio was added to the front of the home. There is a 44 x 30 BuiltMore Pole barn with electric, concrete flooring and indoor wood stove. There is also a wood stove to heat the home. A radon mitigation system was installed in 2019.

The lake is about 16+/- ft deep. This is a very private setting that offers the opportunity to hunt and fish where you live or use it as a weekend get away for the family. There are trails throughout and an open area to plant a food plot that the farmer has been maintaining.



Legal Description: Part of Sec 10, T2S - R11W, Monroe County, IL

Taxes: 2018 - \$2,231.48

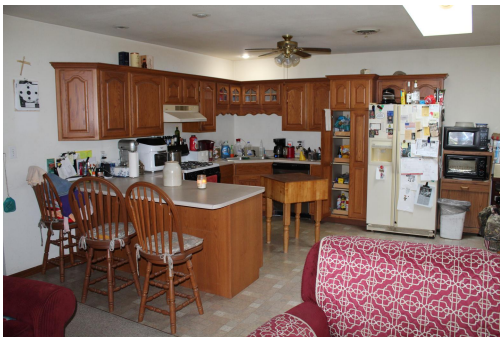
Parcel(s): 06-10-300-002-000

PRICE: \$285,000



Brad Chandler
Auctioneer & Broker
618-791-3289
brad@propertypeddler.com





Room Dimensions:

- Kitchen 14 x 19**
- Living Room 14 x 17**
- Master Bedroom 11 x 13**
- Master Bathroom 7 x 5**
- Bedroom 10 x 10**
- Bedroom 10 x 11**
- Bathroom 8 x 5**
- Laundry Room 7 x 8**



Brad Chandler
Auctioneer & Broker
618-791-3289
brad@propertypeddler.com

