

Estate Auction

Located At: #1802 E. 1325th Rd., Streator, IL. 61364 (Corner of N. 18th Rd. and E. 1325th Rd.)

Directions: 5 Miles North of Downtown Streator, IL. (on Rt. 23), to N. 18th Rd./Leonore Rd., Then 3-3/4 Miles West. (At the West End of the Sandy Ford Bridge)

(Off Road Parking Available)

Sunday, August 11, 2024 at 10:00 A.M.

See 105 Photos @ www.bradleyauctionsinc.com



Real Estate (To Sell at 12:30pm)

Brick/Ranch Country Home on 2 Acres w/ Out Buildings

Home Info: A Very Nice Brick-Ranch Style Home (1,438sq.ft.) with: 2 Bedrooms, 2- Full Baths, (1- w/ Walk-In Tub), Kitchen w/ Dinette Area, (Newer Refrig., Gas Stove, Dish Washer), Lg. Living Room, Finished Breezeway/Den, Full Basement w/ Kitchen, Covered Rear Patio w/ Koi Pond
The Home has: Hot Water Heat (Baseboard Heaters), Central Air Cond., and a Generac 22kw Stand-By Generator, Private Well and Septic System

Very Ample/Mature Shade Trees, Large Horse-shoe/Asphalt Driveway, Near the Vermilion River

Garage: A 16ft.x24ft. Attached Garage w/ Storage Cabinets, (Heated)

Year Built: 1963

Out Buildings: 1.) A 36ft.x32ft. Pole Building w/ Lg. Overhead Door
2.) A Large Pole Building, (36ft./40ft.x108ft. Long) w/ Cement Floor, Lg. Finished Workshop, Lg. Loft/Storage Area w/ Elevator.

Lot Size: 2 Acres (300ft.x290.4ft.)

Legal Description: Part of the East 1/2 of the Southwest 1/4 of Section 32, Twp. 32 N. Range 3 East of the 3rd P.M. in Vermilion Twp., LaSalle County, IL.

Taxes: \$7,309.28/Year w/ 1 Exemption
Total Assessed Value: \$94,897
P.I.N.: 26-39-320-000
Map #: 23-32-300-018

Inspection: The Property will be open for Inspection on Thursday, July 25 from 4:00 to 7:00pm.

Real Estate Terms: 10% Down Payment (Non-Refundable) on Day of Auction, Balance Due On or Before September 10, 2024. Written Contract to be Entered into on Day of Auction. Property Taxes Pro-Rated to Date of Closing. The Property is being Sold "As-Is" with No Warranties & No Contingencies. Sale is Subject to Seller's Confirmation.

Auctioneers' Note: This is a Very Nice Home & Buildings in a Nice Country Location. View Photos and Plan to Inspect on July 25th. A great opportunity!



Quality Household Furnishings

Appliances:

Amana Side x Side Refrig./Freezer
Crosley Refrig./Freezer, (White)
Maytag "Centennial" Commercial Auto. Washer, (White)
Maytag "Performa" Elect. Dryer, (White)
Amana Upright Freezer, Newer, (White)
Frigidaire Upright Freezer, (White)
Samsung 54in. Flat Screen TV
Sony "Bravia" 32in. Flat Screen TV
Portable Electric Fireplace
Lg. Electric Treadmill w/ Monitors
Combination Safe
3- Electric Roasters
Several Small Electric Kitchen Appliances

Furniture:

2- Leather/Electric Lift Chairs
Light Pine Bedroom Set, (Queen)
Lg. Dark Pine TV/Media Cabinet
Tall Pine Entertainment Center
Lt. Pine 4 Poster Bedframe, (Queen)
King Size Bed
Lt. Pine Dinette Table & 4 Chairs
Lt. Pine Coffee & End Tables
Gliding Rocker, (Pine)
Metal Wrought Patio Table w/ 4 Chairs
Patio Furniture
3- Oak Counter Stools
3- Steel File Cabinets
4- 6ft. Folding Banquet Tables
Miscellaneous Items:
2- Fiberglass Step Ladders (4ft. & 6ft.)
2- 10 Speed Bicycles (Men & Ladies)
Assorted Northwoods Style Decor
4- Artificial Christmas Trees
Pyrex & Corningware Baking Dishes
Lg. Assortment of Canning Jars & Supplies
Assorted Chest Coolers
Lg. Assortment of Movie DVDs
Assorted Pots & Pans

Lg. Wooden Rolling Pin
Red Ryder B.B. Gun
Daisy 2002 Powerline B.B. Gun
Bushel Baskets
2- Conservo Canners
Old Milk Bottles
Cream Top Milk Bottle
Various Old Bottles
Lg. Assortment of Bear Figurines

Craft Items

Lg. Assortment of Handmade Craft Items Including: Bird Feeders, Wooden Well Pumps, Picket Fence Displays, Wooden Windmills, Barns, Snowmen, Doll Chairs, Bird Houses, Wagons, (View Photos)

**THIS IS A LIVE AUCTION,
MUST BE PRESENT TO BID!**

**Held Rain or Shine!
(Shelter is Available)**



Gun Safe

Large Stack-On Gun Safe
(29in.W x 55in.H x 20in.D)

Antique & Collectible Items

Oak Slant Front Writing Desk
Wooden Spinning Wheel
Lg. Pine Open Bookcase
Mahogany Chest of Drawers
Pine Dinette Table
2- Caned Seat Chairs
Various Old Pine Side Chairs
Flat Top Trunk
Wooden Baby Cradle
Child's Wicker Rocker
Red Satin Glass Oil Lamp
Old Barn Lantern (O.V.B. No.0)
Assorted John Deere/Ertl Farm Toys
Old Tin Toys
Old Wooden Advertising Box
2- Crockery Jugs
Wire Rug Beater
Old Hand Sewn Quilt

Seller's Attorney

Emmanuel F. Guyon Law Office
Lawrence Kaschak
105 E. Bridge St., Streator, IL.
Ph. 815-673-2361

Terms: Cash, Check or Major Credit Cards (w/ 4% Convenience Fee) on Day of Auction. Photo I.D. Required to Register. All items sold "As Is". All Sales are Final. Announcements on the day of Auction to take precedence over printed material.
Lunch Stand and Restrooms on Site.

Auctioneers' Note: This will be the Second Large Auction for this Estate. This Auction consists of a Great Country Property, as well as Nice & Very Clean Modern and Antique Furnishings. View Photos @ www.bradleyauctionsinc.com and Plan to Attend!!

Seller: Wylie Robinson Estate Streator, IL.

Bradleys' Auction Service, Inc.

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Since 1951

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