



Attached Single
 Status: **NEW**
 Area: **1081**

MLS #: **11920108**
 List Date: **10/30/2023**
 List Dt Rec: **10/31/2023**

List Price: **\$195,000**
 Orig List Price: **\$195,000**
 Sold Price:
 SP Incl.
 Parking:

Address: **905 Village Ln Unit A, Sterling, IL 61081**
 Directions: **St. Mary's Road to Cottage Acres**

Closed:
 Off Mkt:
 Year Built: **1997**
 Dimensions: **45X69**
 Ownership: **Fee Simple w/ HO Assn.**

Contract:
 Financing:
 Blt Before 78: **No**

Subdivision:

Corp Limits: **Sterling**
 Coordinates:
 Rooms: **6**

Township: **Sterling**

Bedrooms: **2**
 Basement: **None**

Bathrooms **2/0**
 (Full/Half):
 Master Bath: **Full**
 Bsmnt. Bath: **No**

Waterfront: **No**
 Total Units: **2**
 # Stories: **1**
 % Own. Occ.:

Appx SF: **1955**
 Bldg. Assess. SF:
 Unit Floor Lvl.: **1**
 % Cmn. Own.:

Buyer Ag. Comp.: **3% (% of Net Sale Price)**
Check FHA Eligibility

Lst. Mkt. Time: **3**
 Concessions:
 Contingency:
 Curr. Leased:
 Model:
 County: **Whiteside**
 # Fireplaces: **1**
 Parking: **Garage**
 # Spaces: **Gar:1**
 Parking Incl.
 In Price:
 SF Source: **Assessor**
 # Days for
 Bd Apprvl: **30**
 Fees/Approvals:

Mobility Score: -

Remarks: **Spacious condo is now available in Cottage Acres. The great room features a gas fireplace and dining area. The family room has access to the patio. Kitchen has an eating area, pantry, and appliances. The laundry room includes the washer and dryer, built in ironing board, and sink. The monthly \$218.50 HOA covers lawn care and snow removal.**

School Data

Elementary: **(5)**
 Junior High: **(5)**
 High School: **(5)**

Assessments

Amount: **\$218**
 Frequency: **Monthly**
 Special Assessments: **No**
 Special Service Area: **No**
 Master Association: **No**
 Master Assc. Freq.: **Not Required**

Tax

Amount: **\$4,598.68**
 PIN: **11161520620000 / Mult PINs:**
 Tax Year: **2022**
 Tax Exmps:
 Coop Tax Deduction:
 Tax Deduction Year:

Pet Information

Pets Allowed: **Cats OK, Dogs OK, Pet Weight Limitation**
 Max Pet Weight: **30**

Square Footage Comments:

Room Name	Size	Level	Flooring	Win Trmt	Room Name	Size	Level	Flooring	Win Trmt
Living Room		Not Applicable			Master Bedroom	14X13	Main Level		
Dining Room		Not Applicable			2nd Bedroom	13X10	Main Level		
Kitchen	12X10	Main Level			3rd Bedroom		Not Applicable		
Family Room	16X11	Main Level			4th Bedroom		Not Applicable		
Laundry Room	12X6	Main Level			Eating Area	9X12	Main Level		
Great Room	29X15	Main Level							

Interior Property Features: **Walk-In Closet(s)**
 Exterior Property Features: **Patio**

Age: **26-30 Years**

Type: **Condo**

Exposure:

Exterior: **Vinyl Siding, Brick**

Air Cond: **Central Air**

Heating: **Gas, Forced Air**

Kitchen:

Appliances: **Oven/Range, Microwave, Dishwasher, Refrigerator, Washer, Dryer, Disposal**

Dining:

Bath Amn:

Fireplace Details: **Gas Logs**

Fireplace Location: **Great Room**

Electricity:

Equipment: **Water-Softener Owned, Ceiling Fan**

Additional Rooms: **Eating Area, Great Room**

Other Structures:

Door Features:

Window Features:

Laundry Features: **Sink**

Garage Ownership:

Garage On Site: **Yes**

Garage Type: **Attached**

Garage Details:

Parking Ownership:

Parking On Site:

Parking Details:

Parking Fee (High/Low): **/**

Driveway:

Basement Details: **Slab**

Foundation:

Exst Bas/Fnd:

Roof:

Disability Access: **Yes**

Disability Details: **Doors-Pocket, Grab Bars in Bathroom(s), No Interior Steps**

Lot Desc:

Lot Size Source:

Sewer: **Sewer-Public**

Water: **Public**

Const Opts:

General Info: **Adult Community**

Amenities:

Asmt Incl: **Lawn Care, Snow Removal**

HERS Index Score:

Green Disc:

Green Rating Source:

Green Feats:

Sale Terms:

Possession: **Closing**

Est Occp Date:

Management:

Rural:

Addl. Sales Info.: **None**

Broker Owned/Interest: **No**

Relist:

Zero Lot Line:

Broker: **Northwest Illinois Realty, LLC (93654) / (815) 631-8550**

List Broker: **John Rosengren (930363) / (815) 631-8550 / JohnRosengren@gmail.com; johnrosengren@gmail.com**

CoList Broker:

More Agent Contact Info:

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