

WELCOME TO 308 BROWN AVENUE

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ADDRESS: 308 Brown Avenue; Collinsville, IL 62234

PRICE: \$174,000

BEDROOMS: 4

SCHOOLS DIST: Collinsville U-10

BATHROOMS: 2

TAXES: \$3,473

LIVING AREA: 1,916 SF

TAX YEAR: 2024

YEAR BUILT: 1950

HOA FEES: N/A

PROPERTY HIGHLIGHTS:

- 1,916 sq ft Home
- 4-bedroom, 2-bath
- Wheelchair Ramp Access
- Walkout Basement
- New Furnace and A/C in 2021
- Convenient Location

PROPERTY DESCRIPTION:

Located in the heart of downtown Collinsville, you will find this charming 4-bedroom, 2-bathroom home. With approximately 1,916 square feet of living space, there is plenty of room to spread out! This home has been in the same family since it was originally built, and they have decided it is time to let it go. With a little TLC, this home can create as many great memories for the new owner as it has for the seller's family! The electrical and plumbing systems were updated in 2008, and the furnace and A/C unit were replaced in 2021. The home is being sold "as is, where is." The seller is motivated and will not make any repairs.



PRESENTED BY:

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