



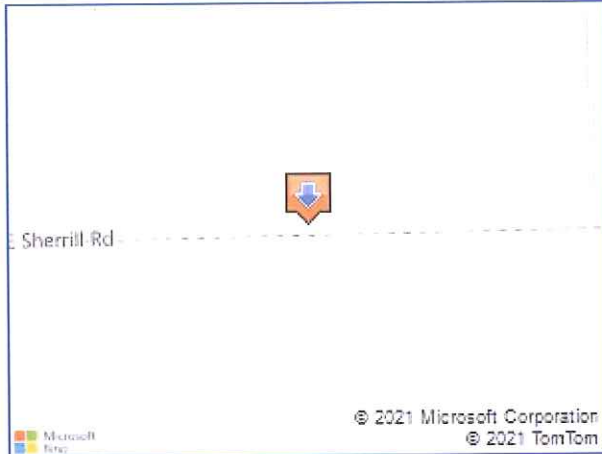
**Land**  
 Status: **ACTV**      MLS #: **11270235**      List Price: **\$147,500**  
 Area: **447**      List Date: **11/15/2021**      Orig List Price: **\$147,500**  
 Address: **6333 Sherrill Rd , Minooka, IL 60447**      List Dt Rec: **11/15/2021**      Sold Price:  
 Directions: **Rt. 47 N. of Morris to Sherrill Rd. East 2.5 Miles to property on Left. OR Minooka Rd. West to O'Brien Rd. Turn right, 1 mile to Sherrill Rd. Left 2.5 miles on Right Just past Brisbin Rd.**  
 Closed:      Contract Date:      Rental Price:  
 Off Market:      Financing:      Rental Unit:  
 Dimensions: **540X403X540X403**      Lst. Mkt. Time: **8**  
 Ownership: **Fee Simple**      Subdivision:      Concessions:  
 Corp Limits: **Unincorporated**      Township: **Lisbon**      Contingency:  
 Coordinates:      County: **Kendall**  
 Rooms:      # Fireplaces:  
 Bedrooms:      Bathrooms / (full/half):      Parking:  
 Basement:      Master Bath:      Garage Type:  
 Bmt Bath:      # Spaces: **0**  
 Mobility Score: **38 - Minimal Mobility. ?**

Remarks: **Build-able 5 acres zoned Agriculture. On a newly widened and paved road. With easy access to Rt.47,Rt.52, or Rt. 80. All Minooka schools. Farm animals and barns are allowed. No covenants or HOA Fees.**

**School Data**

Elementary: **(201)**  
 Junior High: **(201)**  
 High School: **Minooka Community (111)**

Assessments	Tax	Miscellaneous
Special Assessments: <b>No</b>	Amount: <b>\$92.02</b>	Waterfront: <b>No</b>
Special Service Area: <b>No</b>	PIN: <b>0836400014</b>	Acreage: <b>5</b>
	Multi PINs: <b>Yes</b>	Appx Land SF: <b>217000</b>
	Tax Year: <b>2020</b>	Front Footage: <b>540</b>
Zoning Type: <b>Agriculture</b>	Tax Exmps:	# Lots Avail:
Actual Zoning:		Farm: <b>Yes</b>
		Bldgs on Land?: <b>No</b>



Laundry Features: Lot Size: <b>5.0-5.99 Acres</b> Lot Size Source: Pasture Acreage: Tillable Acreage: Wooded Acreage: Lot Desc: Land Desc: Land Amenities: Farms Type: Bldg Improvements: Current Use: <b>Agricultural/Land Only</b> Potential Use: <b>Agricultural/W Bldg, Residential-Estate, Horses, Livestock, Residential</b> Location: Known Liens:	Ownership Type: Frontage/Access: <b>County Road</b> Driveway: Road Surface: <b>Asphalt</b> Rail Availability: Tenant Pays: Min Req/SF (1): Min Req/SF (2): Other Min Req SF: Lease Type: Loans: Equity: Relist: Seller Needs: Seller Will:	Type of House: Style of House: Basement Details: Construction: Exterior: Air Cond: Heating: Utilities to Site: <b>Electric to Site, Septic System Required, Well-Required</b> General Info: <b>School Bus Service</b> Backup Package: <b>Yes</b> Backup Info: Possession: <b>Closing</b> Sale Terms: Addl. Sales Info.: <b>None</b> Broker Owned/Interest: <b>Yes</b>
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Broker: **Marquette Properties, Inc (79948) / (815) 941-0207**  
 List Broker: **Mark Hansen (705882) / (815) 791-6344 / mark.marquetteprop@gmail.com**  
 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 #: 11270235

Prepared By: Mark Hansen | Marquette Properties, Inc | Cell: (815) 791-6344 | 11/22/2021 11:57 AM