



Detached Single

Status: **NEW** MLS #: **11440210** List Price: **\$995,000**
 Area: **447** List Date: **06/20/2022** Orig List Price: **\$995,000**
 Address: **16765 Hanson Rd , Minooka, IL 60447** List Dt Rec: **06/20/2022** Sold Price:
 Directions: **North of I 80 1.5 miles on Ridge Rd. to Wildy Rd. turn West Go 2 miles to Tee turn Left or South on Hanson Rd. go .25 miles. House on the Right or West side of Hanson Rd.**

Sold by: Contract: Mkt. Time (Lst./Tot.): **4/4**
 Closed: Financing: Concessions:
 Off Market: Blt Before 78: **No** Contingency:
 Year Built: **2002** Subdivision: Curr. Leased:
 Dimensions: **400 X 544.5** Township: **Seward** Model:
 Ownership: **Fee Simple** County: **Kendall**
 Corp Limits: **Unincorporated** # Fireplaces: **2** Parking: **Garage, Exterior Space(s)**
 Coordinates: Bathrooms **3 / 0** # Spaces: **Gar:3 Ext:20**
 (full/half): # Spaces: **Gar:3 Ext:20**
 Rooms: **7** Bedrooms: **4** Master Bath: **Full** Parking Incl. **Yes**
 Basement: **Full** Bsmnt. Bath: **No** In Price:

Mobility Score: - ?

Remarks: **Gorgeous 4 bedroom, 3 bath, custom built home with full basement on 5 acres of professionally landscaped grounds. 200 amp service with whole house backup generator. This property includes 2 large pole barns 40 x 100 and 36 x 94 both heated. The larger one has in floor radiant heat. The house has in floor heat in the basement and the 3 car attached garage. Also included is a 2 story hay barn 38 x 42 with original hand hewn wood beams. The corn crib has been converted into a 2 bedroom apartment suitable for grounds keeper or guest accommodations complete with 2 car garage. There is a 36 x 40 lighted basketball court and a 35 x 14 in ground salt water pool with 14 x 16 pool house. 2 wells and 2 septic systems. This property includes a special use permit and would be perfect for a landscape company. POF letter prior to scheduling a showing, 24 hour notice required. Listing Broker accompanies all showings.**

School Data

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

Assessments

Amount:
 Frequency: **Not Applicable**
 Special Assessments: **No**
 Special Service Area: **No**
 Master Association:
 Master Assc. Freq.: **Not Required**

Tax

Amount: **\$16,832.60**
 PIN: **0928400013**
 Mult PINs:
 Tax Year: **2021**
 Tax Exmps:

Miscellaneous

Waterfront: **No**
 Appx SF: **2680****
 SF Source: **Assessor**
 Bldg. Assess. SF: **0**
 Acreage: **5**

Square Footage Comments:

Level Square Footage Details: **Finished Lower Sq Ft: 2680, Above Grade Total Sq Ft: 2680, Unfinished Basement Sq Ft: 1820, Total Basement Sq Ft: 1820, Aprox. Total Finished Sq Ft: 2680, Total Finished/Unfinished Sq Ft: 4500

Room Name	Size	Level	Flooring	Win Trmt	Room Name	Size	Level	Flooring	Win Trmt
Living Room	16X23	Main Level	Hardwood		Master Bedroom	13X16	Main Level		
Dining Room	10X12	Main Level	Hardwood		2nd Bedroom	13X13	2nd Level		
Kitchen	12X18	Main Level			3rd Bedroom	12X12	2nd Level		
Family Room		Not Applicable			4th Bedroom	13X20	2nd Level		
Laundry Room	6X10	Main Level							

Interior Property Features: **Hardwood Floors, Heated Floors, 1st Floor Laundry**

Exterior Property Features:

Age: **16-20 Years**
 Type: **2 Stories**
 Style:
 Exterior: **Vinyl Siding, Brick**
 Air Cond: **Central Air**
 Heating: **Propane**
 Kitchen: **Eating Area-Breakfast Bar, Breakfast Room**
 Appliances: **Oven/Range, Microwave, Dishwasher, Refrigerator, Washer, Dryer**
 Dining:
 Attic:
 Basement Details: **Unfinished**
 Bath Amn:
 Fireplace Details:
 Fireplace Location: **Family Room, Basement**
 Electricity: **200+ Amp Service**
 Equipment: **Sprinkler-Lawn, Power Generator, Multiple Water Heaters**
 Other Structures: **Barn(s), Guest House, Pool House, Storage, Utility Building**
 Door Features:
 Window Features:
 Gas Supplier: **Propane**

Laundry Features:
 Additional Rooms: **No additional rooms**
 Garage Ownership: **Owned**
 Garage On Site: **Yes**
 Garage Type: **Attached**
 Garage Details:
 Parking Ownership: **Owned**
 Parking On Site: **Yes**
 Parking Details:
 Driveway: **Brick, Gravel**
 Foundation:
 Exst Bas/Fnd:
 Disability Access: **No**
 Disability Details:
 Exposure:
 Lot Size: **5.0-5.99 Acres**
 Lot Size Source:
 Lot Desc:

Roof:
 Sewer: **Septic-Private, Septic Tank**
 Water: **Well-Private, Well**
 Const Opts:
 General Info: **School Bus Service**
 Amenities:
 Asmt Incl: **None**
 HERS Index Score:
 Green Discl:
 Green Rating Source:
 Green Feats:
 Sale Terms: **Conventional, FHA, VA**
 Possession: **Closing**
 Occ Date:
 Rural:
 Vacant:
 Relist:
 Zero Lot Line:

Broker Private Remarks: **Do Not Walk Property Without the Listing Broker Present. Patio furniture negotiable. Garage refrigerator and North car lift to be removed. Gas and Diesel tanks to be removed. Bulk Propane tanks stay.**

Internet Listing: **Yes**
 VOW AVM: **No**
 Listing Type: **Exclusive Right to Sell**
 Buyer Ag. Comp.: **2.25% (% of Net Sale Price)**

Remarks on Internet?: **Yes**
 VOW Comments/Reviews: **No**
 Holds Earnest Money: **No**
 Addl. Sales Info.: **List Broker Must Accompany**

Addr on Internet?: **Yes**
 Broker Notices:
 Lock Box:
 Special Comp Info: **Variable**

Showing Inst: **Call or text Listing broker for appointment. 24 hours notice**

Cont. to Show?:

Expiration Date: **06/13/2023**

**required. POF letter before
appointment is made. Listing
broker accompanies all
showings, so our schedules
need to match.**

Mgmt. Co:

Owner: **OOR**

Broker: **Marquette Properties, Inc (79948) / (815) 941-0207**

List Broker: **Mark Hansen (705882) / (815) 791-6344 / mark.marquetteprop@gmail.com**

CoList Broker: **Peter Fleming (702641) / (773) 882-6286**

Contact Name:

Ph #:

Phone:

Broker Owned/Interest: **No**

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 #: 11440210

Prepared By: Mark Hansen | Marquette Properties, Inc | Cell: (815) 791-6344 | 06/23/2022 12:07 PM