



**ROBERT E. FRANK**  
OWNER / MANAGING BROKER  
847-508-5263



*Grayslake*  
**HOME  
FOR SALE**  
ASKING  
**\$ 224,900**

**25 HARVEY AVE.  
GRAYSLAKE, IL 60030**



**ABOUT PROPERTY**

ATTENTION AUTO ENTHUSIASTS! 4 Car garage with heat is ready for your collection. But wait there is more! Also included is a detached 2 bedroom ranch with newer flooring, fresh paint, newer kitchen cabinets, and newer bathroom fixtures. This idealic location is walking distance to Grayslake Central High School, Grayslake's vibrant downtown restaurants and wonderful parks!! Basement has full washer and dryer set up and 200 AMP service. Newer HVAC/Central Air and instant hot water heater. This former rental unit is move in ready. Affordable home in Grayslake. Investor landlord divesting his long term rental and will definately miss the big garage!!

**FEATURES**

- Living Room: 14 x 9
- Kitchen: 13 x 9
- Bedroom #1: 13 x 11
- Bedroom #2: 11 x 10
- 1 Full Bathroom
- Partial Basement
- 4-Car Garage
- Approx. 712 sq. ft.
- Approx. .164 Acre
- Grayslake Schools



**4-CAR GARAGE**



**LIVING ROOM**



**KITCHEN**

- 847-356-LAND
- P.O. BOX 1111, LAKE VILLA, IL 60046
- WWW.ROBERTEFRANKREALESTATE.COM
- ROBERTEFRANKREALESTATE@GMAIL.COM



**Detached Single** MLS #: **12146495** List Price: **\$224,900**  
 Status: **NEW** List Date: **08/23/2024** Orig List Price: **\$224,900**  
 Area: **30** List Dt Rec: **08/23/2024** Sold Price:  
 Address: **25 Harvey Ave , Grayslake, IL 60030**  
 Directions: **RT.120 & LAKE STREET THEN NORTH TO HARVEY AVENUE, THEN WEST TO 25 HARVEY (4TH HOUSE ON LEFT)**

Closed: Contract:  
 Off Market: Financing:  
 Year Built: **1948** Blt Before 78: **Yes**  
 Dimensions: **50 X 140**  
 Ownership: **Fee Simple** Subdivision:  
 Corp Limits: **Grayslake** Township: **Avon**  
 Coordinates: **N:33 W:12** Bathrooms **1 / 0** (full/half):  
 Rooms: **4** Master Bath: **None** Bsmnt. Bath: **No**  
 Bedrooms: **2** # Fireplaces: **0**  
 Basement: **Partial** # Spaces: **Gar:4 Ext:4**  
 Mobility Score: -

Lst. Mkt. Time: **1**  
 Concessions:  
 Contingency:  
 Curr. Leased: **No**

Model: **Ranch**  
 County: **Lake**  
 # Fireplaces: **0**  
 Parking: **Garage, Exterior Space(s)**  
 # Spaces: **Gar:4 Ext:4**  
 Parking Incl. **Yes**  
 In Price:



Remarks: **ATTENTION AUTO ENTHUSIASTS! 4 Car garage with heat is ready for your collection. But wait there is more! Also included is a detached 2 bedroom ranch with newer flooring, fresh paint, newer kitchen cabinets, and newer bathroom fixtures. This idealic location is walking distance to Grayslake Central High School, Grayslake's vibrant downtown restaurants and wonderful parks!! Basement has full washer and dryer set up and 200 AMP service. Newer HVAC/Central Air and instant hot water heater. This former rental unit is move in ready. Affordable home in Grayslake. Investor landlord divesting his long term rental and will definately miss the big garage!!**

**School Data**  
 Elementary: **Woodview (46)**  
 Junior High: **Grayslake (46)**  
 High School: **Grayslake Central (127)**

Assessments	Tax	Miscellaneous
Amount: <b>\$0</b>	Amount: <b>\$5,282.70</b>	Waterfront: <b>No</b>
Frequency: <b>Not Applicable</b>	PIN: <b>06274100100000</b>	Appx SF: <b>712**</b>
Special Assessments: <b>No</b>	Mult PINs: <b>No</b>	SF Source: <b>Assessor</b>
Special Service Area: <b>No</b>	Tax Year: <b>2023</b>	Bldg. Assess. SF:
Master Association:	Tax Exmps: <b>Homeowner</b>	Acreage: <b>0.164</b>
Master Assc. Freq.: <b>Not Required</b>		

Square Footage Comments:  
 \*\*Level Square Footage Details: **Main Sq Ft: 712, Above Grade Total Sq Ft: 712, Unfinished Basement Sq Ft: 520, Total Basement Sq Ft: 520, Approx. Total Finished Sq Ft: 712, Total Finished/Unfinished Sq Ft: 1232**

Room Name	Size	Level	Flooring	Win Trmt	Room Name	Size	Level	Flooring	Win Trmt
Living Room	<b>14X9</b>	<b>Main Level</b>	<b>Wood Laminate</b>		Master Bedroom	<b>13X11</b>	<b>Main Level</b>	<b>Wood Laminate</b>	
Dining Room		<b>Not Applicable</b>			2nd Bedroom	<b>11X10</b>	<b>Main Level</b>	<b>Wood Laminate</b>	
Kitchen	<b>13X9</b>	<b>Main Level</b>	<b>Wood Laminate</b>		3rd Bedroom		<b>Not Applicable</b>		
Family Room		<b>Not Applicable</b>			4th Bedroom		<b>Not Applicable</b>		
Laundry Room									

Interior Property Features: **Wood Laminate Floors, 1st Floor Bedroom, 1st Floor Full Bath**  
 Exterior Property Features: **Front Porch, Other Patio/Porch**

Age: **71-80 Years, Rehab in 2010** Laundry Features: **Gas Dryer Hookup, In Unit** Roof: **Asphalt/Glass (Shingles)**  
 Type: **1 Story** Additional Rooms: **No additional rooms** Sewer: **Sewer-Public**  
 Style: **Ranch** Garage Ownership: **Owned** Water: **Lake Michigan, Public**  
 Exterior: **Aluminum Siding** Garage On Site: **Yes** Const Opts:  
 Air Cond: **Central Air** Garage Type: **Detached** General Info: **None**  
 Heating: **Gas, Forced Air** Garage Details: **Garage Door Opener(s), Transmitter(s), Heated, 7 Foot or more high garage door** Amenities: **Sidewalks, Street Lights, Street Paved**  
 Kitchen: **Eating Area-Table Space** Parking Ownership: **Owned** Asmt Incl: **None**  
 Appliances: **Oven/Range, Microwave, Refrigerator, Washer, Dryer** Parking On Site: **Yes** HERS Index Score:  
 Dining: Attic: Parking Details: **Driveway** Green Discl:  
 Basement Details: **Unfinished** Driveway: **Concrete, Gravel** Green Rating Source:  
 Bath Amn: Foundation: **Block, Concrete** Green Feats: **Tankless hot water heater**  
 Fireplace Details: Exst Bas/Fnd: Disability Access: **No** Sale Terms:  
 Fireplace Location: Disability Details: Exposure: **N (North)** Possession: **Closing**  
 Electricity: **200+ Amp Service** Lot Size: **.25-.49 Acre** Occ Date:  
 Equipment: **Ceiling Fan, Sump Pump, Water Heater-Gas** Lot Size Source: **County Records** Rural: **No**  
 Other Structures: **Shed(s)** Lot Desc: **Fenced Yard** Addl. Sales Info.: **None**  
 Door Features: Gas Supplier: **Nicor Gas** Broker Owned/Interest: **No**  
 Window Features: Electric Supplier: **Commonwealth Edison** Relist:  
 Gas Supplier: **Nicor Gas** More Agent Contact Info:  
 Electric Supplier: **Commonwealth Edison**

Broker: **Robert E. Frank Real Estate (2412) / (847) 356-5263**  
 List Broker: **Robert E Frank, GRI (11927) / (847) 356-5263 / robertefrankrealestate@gmail.com; Landman5263@aol.com**  
 CoList Broker:

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 NOTICE: Many homes contain recording devices, and buyers should be aware that they may be recorded during a showing.