



116 S DOUGLAS ST., P.O. BOX 8578
 ROBINSON, IL 62454
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WEBER REALTY

Showing Instructions:

Property Type Commercial

	Bath
1st Floor	2
2nd Floor	
Basement	Full unfinished
Foundation	Poured
Exterior	Vinyl sided
Porch	Front
Roof	Shingle
Garage	N/A
Size of Lot	.75 acre m/l
Heat	2 Gas FA units
Air Cond.	Central Air
Water Heater	40 gal gas
Approximate Age	1996
Termite Policy	None
School Dist.	Robinson
Water	City
Sewer	Septic w/Rex Vault
Taxes Pd. 2021	\$5674.22 & 90.38
Key	Call office
Tax I.D.	TBD Survey required



Property Address:	1500 East Main St., Robinson, IL 62454
Owner:	Karen & Ellis Sanders
Listing Price:	\$250,000.00
Listed by:	Amy Stone

Remarks: This building is currently used as a flower shop with a large showroom, work area, walk in cooler, full unfinished basement. The location of this listing offers many possibilities.

Kitchen:	19'10"x11'	Carpet, sink, stove top, refrigerator, light fixture, table & chairs, French doors
Office area:	8'5"x14'7"	Carpet, office furniture remains
Work room:	20'8"x19'5"	Tile, worktables (2), sink, storage units
Cooler:	9'6"x10'3"	Amerikooler walk-in cooler
Bathroom:		Tile, sink, toilet
Bathroom:		Tile, sink, toilet tub/shower
Showroom:	60'8"x35'5"	Tile, florescent lighting, inventory not included

Full basement: Concrete, roll up garage door on North side and walkout door on East end, multiple shelving units, workbench, sink, furnace & water heater

Inventory can be purchased separate.
Ground North of building can be purchased separate as well