



\$ 122,500



8 Abner Pl, Edwardsville, IL 62025

- » Beds: 2 | Baths: 1 Full
- » MLS #: 26044212
- » Single Family | 1,119 ft<sup>2</sup> | Lot: 5,445 ft<sup>2</sup>
- » More Info: [8AbnerPl.IsForSale.com](http://8AbnerPl.IsForSale.com)



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Conveniently located in downtown Edwardsville less than a block off N Main St this 2 bed, 1 bath home offers plenty of potential for the right buyer. Being sold as-is this property is a prime opportunity for fixer-uppers or investors. All appliances, including the washer and dryer, remain with the house and are approximately 5 years old. The roof is 1 year old. There is a "carriage" garage used for storage and a fenced back yard. Seller will make no repairs. Please make note in contract you are aware of buying property as is. Inspections done are for informational purposes only. Whether you're looking for your next flip, rental property, or project home, this one is worth a look. Boiler has not been used in over 20 years. Radiators are non working. Seller will not remove boiler or radiators. Schedule a Showing Today!

