



\$325,000

260 BLUE SPRINGS DRIVE, SHERMAN, IL, 62684

<https://rhoadesrealtors.com>

Tucked away in the desirable Waterford subdivision, this thoughtfully designed ranch offers the perfect combination of convenience, comfort, and efficiency. Located just one block from grocery shopping, a pharmacy, and quick highway access, you'll enjoy an ideal location while still feeling tucked away. Inside, the open-concept living, dining, and kitchen area creates an inviting space [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1736 sq ft

Rooms



Room type	Area	Level	Length	Width
Main Level	1736			
Upper Level				
Lower Level				
Basement				
Additional Level				
Bedroom 1		Main	15.9	14.6
Bedroom 2		Main	13.9	12.5
Bedroom 3		Main	10.6	12.5
Living Room		Main	18.2	18.2
Dining Room		Main	11	12.8
Kitchen		Main	12	12.8
Laundry		Main	8.3	6.9
Third Floor				

Building Details



ArchitecturalStyle: Ranch

Heating: Natural Gas, Forced Air, Gas Water Heater

Exterior material: Brick, Vinyl Siding

Parking: Attached

NewConstructionYN: No

Basement: Crawl Space

Roof: Shingle

Amenities & Features

Waterfront available: No

AttachedGarageYN: No

PoolPrivateYN: No

Amenities: Dishwasher, Microwave, Range, Refrigerator

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

Features: Ceiling Fan(s), Ceilings/Cath/Vault/Tray, Gas Log, Living Room, Radon Mitigation System, Solid Surface Counter

