



**\$115,000**

## **308 WASHINGTON BOULEVARD, WEST FRANKFORT, IL, 62896**

<https://rhoadesrealtors.com>

Motivated sellers! Welcome to 308 N Washington Boulevard in West Frankfort IL—a well-maintained 4 bedroom, 2 bath home offering comfort, convenience, and small-town charm. Newer windows, Newer roof, newer electrical, Newer HVAC, and newer plumbing. This property is ideally located near downtown West Frankfort, local schools, shopping, dining, parks, and commuter routes, making it an [...]

- 4 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1696 sq ft

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### **Rooms**



Room type	Area	Level	Length	Width
Main Level	1696			
Upper Level				
Lower Level				
Basement				
Additional Level				
Bedroom 1		Main	13	12
Bedroom 2		Main	18	10
Bedroom 3		Main	10.4	10.4
Bedroom 4		Main	13.11	10
Living Room		Main	16.9	14
Dining Room		Main	13.6	13.11
Kitchen		Main	14	11.4
Laundry		Main	6.11	7.6
Additional Room		Main	9.1	3.2
Third Floor				



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## Building Details

**ArchitecturalStyle:** Bungalow

**Heating:** Natural Gas, Forced Air

**Exterior material:** Frame, Vinyl Siding

**Parking:** Gravel

**NewConstructionYN:** No

**Basement:** Partial, Unfinished

**Roof:** Shingle

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## Amenities & Features

**Waterfront available:** No

**AttachedGarageYN:** No

**PoolPrivateYN:** No

**ExteriorFeatures:** Replacement Windows

**Features:** Ceiling Fan(s)

**GarageYN:** No

**FireplaceYN:** No

**Cooling:** Central Air

**Amenities:** Range, Refrigerator

