

MERIDIAN OAKS

GLEN CARBON, ILLINOIS

Homes priced from the \$400's

Restrictions: 1600 Sq. Ft. Ranch-2000 Sq. Ft. 2 Story
 Front elevation to be brick or stone front
 Architectural shingles
 Front yard must be sod

Utilities: City sewer, water, gas, concrete streets

Easy access to Interstate 270

Directions: Interstate 270 to Highway 157, East on 157 to Meridian Rd., South on Meridian Rd. to Meridian Oaks

JAN 2024 Prices subject to change after 30 days.

Possible builders terms and financing

2ND ADD.

<u>LOT #</u>	<u>HALF OR WALKOUT</u>	<u>SQ. FT.</u>	<u>APPROX. BLDG. LINE FRT. FOOT</u>	<u>PRICE</u>
101	WALKOUT	13,109	121' x 123' IRF	\$72,900
102	WALKOUT	12,706	85'	\$79,900
103	HALF	10,454	85'	\$79,900
104	HALF	10,200	85'	\$79,900
105	HALF	10,200	85'	SOLD
107	HALF	11,863	100' x 120'	SOLD
108	HALF	15,438	100' x 153'	SOLD
109	HALF	12,818	85'	SOLD
110	HALF	12,422	85'	SOLD
111	HALF	11,132	91'	\$79,900
112	HALF	15,823	90'	\$72,900
113	WALKOUT	19,132	125'	\$89,900

<u>LOT #</u>	<u>HALF OR WALKOUT</u>	<u>SQ. FT.</u>	<u>APPROX. BLDG. LINE FRT.</u>	<u>PRICE</u>
114	WALKOUT	14,606	85'	\$79,900
115	WALKOUT	10,552	85'	\$79,900
116	WALKOUT	11,513	85'	SOLD
117	WALKOUT	11,115	85'	SOLD
118	WALKOUT	12,447	100' x 128'	SOLD
119	N/A	15,671	126' x 130'	\$64,900
120	HALF	18,501	130' x 143'	\$64,900
121	HALF	11,049	85'	\$69,900
122	HALF	11,049	85'	\$69,900
123	HALF	11,049	85'	\$74,900
124	HALF	11,049	85'	\$74,900
125	HALF	11,049	85'	\$74,900

Pursuant to the Development Agreement which has been entered into for this Subdivision, off-site road assessments fees of \$1000 and an additional sewer assessment fee of \$500 shall be collected by the Village of Glen Carbon at the time bldg. permits are issued by the Village. These fees are in addition to the normal building permit fees collected by the Village of Glen Carbon.

Additional Information: Osborn Development
 7700 Stonebridge Golf Dr
 Maryville, IL 62062
 (618) 346-7878

Developers of:

Charleston-Troy, IL From the \$400's
 Chesapeake Junction- O'Fallon, IL From the \$300's
 Meridian Oaks-Glen Carbon, IL From the \$400's
 Northwoods-Troy, IL From the \$375's
 Remington Place- Maryville, IL From the \$400's

Stone Gate Estates Maryville, IL From the \$450's
 Stonebriar Manors-Troy, IL From the \$400's
 Stonebridge Bluffs-Maryville, IL From the \$400's
 Stonebridge Estates-Maryville, IL From the \$450's
 Villas at Remington-Maryville, IL From the \$300's

We reserve the right to change these prices at anytime without giving notice.

