

**STONE CLIFF MANOR
EDWARDSVILLE, ILLINOIS**

Homes priced from the \$700's

Restrictions: 1900 SF Ranch: 2400 SF 1.5 Story: 2500 SF 2 Story, Minimum 70% brick on entire exterior wall surface
Roof minimum 8/12 pitch , minimum 3 car side entry garage

Utilities: City sewer, water, gas, concrete streets

Directions: Interstate 55 North, exit to HWY 143 East , go 1/8 mile and turn left on Staunton, Stonecliff is on Right

DATE MARCH 2024- Prices subject to change after thirty days.

ORIGINAL ADDITION

<u>LOT #</u>	<u>SQ. FT.</u>	<u>Walkout/ Lookout</u>	<u>PRICE</u>
18	23,726	Walkout	SOLD
19	25,066	Walkout	SOLD
50	25,495	Walkout	\$89,900
68	20,285	NO	SOLD

FIRST ADDITION

<u>LOT #</u>	<u>SQ. FT.</u>	<u>Walkout/ Lookout</u>	<u>PRICE</u>
71	19,178	Walkout	\$139,000
72	19,086	Walkout	\$139,000
73	19,371	Walkout	\$139,000
74	20,034	Walkout	\$139,000

SECOND ADDITION

<u>LOT #</u>	<u>SQ. FT.</u>	<u>Walkout/ Lookout</u>	<u>PRICE</u>
94	32,732	Walkout	\$159,000
95	26,246	Walkout	\$159,000
96	24,209	Walkout	\$159,000
97	41,865	Walkout	\$169,000
98	36,837	Walkout	SOLD
99	19,640	Walkout	\$164,000
100	28,964	Walkout	\$164,000
101	23,553	Walkout	\$164,000
102	32,745	Walkout	\$164,000

SECOND ADDITION

<u>LOT #</u>	<u>SQ. FT.</u>	<u>Walkout/ Lookout</u>	<u>PRICE</u>
103	30,408	Walkout	\$169,000
104	30,059	Walkout	\$169,000
105	31,831	Walkout	SOLD
106	29,456	Walkout	\$179,000
107	22,023	Walkout	\$179,000
108	24,551	Walkout	SOLD
109	25,518	Walkout	SOLD
110	27,638	Walkout	SOLD
111	44,957	Walkout	SOLD

****FIRST ADDITION LOTS ARE A MINIMUM OF 110' WIDE AT BUILDING SET BACK LINE**

Additional Information: Retail Place LLC
7700 Stonebridge Golf Dr
Maryville, IL 62062
(618) 346-7878

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