

**STONEBRIDGE WOODS
MARYVILLE, ILLINOIS**

Homes priced from the \$500'S

Restrictions: 2,000 Sq.Ft. Ranch; 1,200 sq.ft. Main Level two-story
Plans to be approved by developer
Developer to provide mailbox & address stone

Utilities: City sewer, water, gas, concrete streets

Easy access to Interstate 255 and 70

NOV 2024 - Prices subject to change after thirty days.

<u>LOT #</u>	<u>HALF OR WALKOUT</u>	<u>SQ. FT.</u>	<u>APPROX. BLDG. LINE FRT. FOOT</u>	<u>PRICE</u>		<u>APPROX. BLDG. LINE FRT. FOOT</u>	<u>HALF OR WALKOUT</u>	<u>PRICE</u>	
19	NO	13517	130'-150'	\$54,900					
32	YES-Lakeview	22000	110'	SOLD	**				
33	YES-Lakeview	19915	115'	SOLD	**				
36	YES-Lakeview	21697	125'	\$64,900					
LAKE LOTS									
						***42 Stonebridge Crossing Dr.	Lake side	40'	SOLD
						***46 Stonebridge Crossing Dr.	Lake side	40'	SOLD
						***50 Stonebridge Crossing Dr.	Lake side	40'	\$99,000
						***54 Stonebridge Crossing Dr.	Lake side	40'	\$99,000
						***58 Stonebridge Crossing Dr.	Lake side	40'	\$109,900

**Lot 32 & 33- Fill dirt on entire lot. Trees, brush and stumps from golf course have been dumped on rear of lot.

***Lots are bound by Stonebridge Woods Covenants & Restrictions and special lake restrictions. DEVELOPER TO PAY SEWER TAP FEE-BUYER TO REIMBURSE AT CLOSING.

Directions: Interstate 55/70 to Hwy 157, north on 157 to Sugarloaf Road, east on Sugarloaf Rd 1 3/4 miles to Keebler Rd., north on Keebler Rd. to subdivision entrance OR Interstate 55/70 to Hwy 159, north on 159 to West Main, west on West Main 1 1/2 miles to Keebler Rd., south on Keebler Rd. to subdivision entrance.

Builders terms and financing.

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

Developers of:

Meridian Oaks-Glen Carbon, IL From the \$450's
Remington Place- Maryville, IL From the \$400's
Stone Gate Estates Maryville, IL From the \$500's

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

