



Edwardsville, Illinois
 Lots from the \$79,990's
 Just minutes from Interstate 270 & 55

Presented by Vicksburg Development

Revised: 01-01-2024
 Good through: 03-31-2024
 This voids any previous price sheets

Restrictions:

(See Ebbets Field and Ebbets Field Phase 3 Covenants and Restrictions for full details)

Minimum Sq. Footage:	<u>Ranch</u>	<u>2 Story</u>	<u>Sq.Ft. First Floor Minimum (2-Story)</u>
Lots 1-11 and 47-73:	1,850 sf	2,400 sf	1,100 sf
Lots 12-46:	1,650 sf	2,050 sf	950 sf
Phase 3 Lots 77-151:	1,850 sf.	2,350 sf	1,100 sf

50% brick of the entire exterior wall surface of the 1st floor

Laminated Architectural Grade Shingles

Front elevation to be approved by Developer

Developer includes Mailbox, Light post and Address Stone

Sodded and Landscaped yards required

Homeowners association set up according to Covenants and Restrictions

UTILITIES: City Water, City Sewer, Gas, Electric, Concrete Streets

Prices Good thru 03-31-2024 (Please call to verify lot availability, after this date, please call for an updated price sheet)

Phase 1

<u>Lot</u>	<u>Price</u>	<u>Lot</u>	<u>Price</u>	<u>Lot</u>	<u>Price</u>
2	\$79,990	64	\$88,990	72	SOLD

Phase 2

<u>Lot</u>	<u>Price</u>	<u>Lot</u>	<u>Price</u>	<u>Lot</u>	<u>Price</u>	<u>Lot</u>	<u>Price</u>
74	SOLD	177	SOLD	209	SOLD	216	\$89,990
162	SOLD	193	\$91,990	210	SOLD		
163	SOLD	205	\$89,990	213	SOLD		
164	SOLD	208	SOLD	214	SOLD		

Phase 3

<u>Lot</u>	<u>Price</u>	<u>Lot</u>	<u>Price</u>	<u>Lot</u>	<u>Price</u>	<u>Lot</u>	<u>Price</u>
97	SOLD	114	SOLD	118	SOLD	121	SOLD
110	SOLD	115	SOLD	119	SOLD	123	SOLD
111	SOLD	116	SOLD	120	SOLD		
113	SOLD						

We Reserve The Right To Change These Prices At Anytime During This Price Period Without Giving Notice.

For more information call:

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